

## WARRANTY DEED

**ROBERT E. TREAT and MARGARET R. TREAT**, of Winterport, Waldo County, State of Maine, for consideration paid, grant to **THE LANE CONSTRUCTION CORPORATION**, a Connecticut corporation with a place of business in Bangor, Penobscot County, State of Maine, with Warranty Covenants, the land together with any buildings or improvements thereon in Winterport, Waldo County, State of Maine, described as follows:

Beginning on the northerly line of the Meadow Road, so-called, at the southwesterly corner of a 17.27 acre parcel described in a deed from Patten Auction and Land Corporation to Wayne A. Taylor and Amy E. Taylor recorded in the Waldo County Registry of Deeds in Book 1156, Page 237; thence N 66° 08' 10" W by and along said line of Meadow Road a distance of twenty-four and eight tenths (24.8) feet to an angle point in said road line; thence N 59° 07' 30" W by and along said road line a distance of two hundred forty-eight and seven tenths (248.7) feet to the southeasterly corner of a 106.7 acre parcel described in a deed from Patten Auction and Land Corporation to Pamela A. Stetson recorded in said Registry in Book 1187, Page 6; thence N 02° 42' 30" E by and along land of said Stetson a distance of seventy (70) feet, more or less, to a point; thence continuing N 02° 42' 30" E to the thread of a brook; thence generally northwesterly following the thread of said brook a distance of five thousand nine hundred (5,900) feet, more or less, to a point where the thread of said brook intersects the westerly line of land of Patten Auction and Land Corporation, being the northwesterly corner of said land of Pamela A. Stetson; thence N 08° 12' 00" E by and along said westerly line of land of Patten Auction and Land Corporation a distance of fifty-six and three tenths (56.3) feet; thence S 83° 02' 50" E partly following fragments of a wire fence a distance of two thousand eighty-two and two tenths (2082.2) feet; thence S 06° 07' 20" W generally along remains of a wire fence and a portion of a stone wall a distance of one thousand twenty-two and six tenths (1,022.6) feet; thence S 83° 02' 50" E a distance of four hundred forty-five and five tenths (445.5) feet; thence S 06° 07' 20" W a distance of one hundred eighty-one and five tenths (181.5) feet; thence S 83° 02' 50" E a distance of nine hundred seventy-five and five tenths (975.5) feet; thence S 02° 47' 10" W a distance of eight hundred twenty-one and nine tenths (821.9) feet; thence S 31° 32' 30" W generally along the northerly sideline of an old road a distance of one hundred sixty-seven and six tenths (167.6) feet; thence S 00° 14' 50" W crossing said old road a distance of one hundred eleven and fifty hundredths (111.50) feet to the most northerly corner of said land of Wayne Taylor et al; thence S 31° 29' 30" W by and along said land of Taylor a distance of three hundred fifty-four and one tenth (354.1) feet; thence S 45° 50' 20" W by and along said land of Taylor a distance of three hundred thirty-two and two tenths (332.2) feet; thence S 76° 41' 20" W by and along said land of Taylor a distance of one hundred fifty-five and eight tenths (155.8) feet; thence S 12° 30' 50" W by and along said land of Taylor a distance of one hundred twenty-three and two tenths (123.2) feet; thence S 02° 42' 30" W by and along said land of Taylor a distance of seven hundred ninety-seven and two tenths (797.2) feet to the point of beginning.

The above described lot, containing 109.6 acres, more or less, is a portion of the premises described in a deed to Patten Auction and Land Corporation from Bernice H. Terrell recorded in said Registry in Book 1012, Page 230.

Bearings referenced in the above description were computed from a traverse established for a survey of the above described premises and oriented to magnetic north as observed in the year 1976 by Plisga & Day, Land Surveyors. For a more particular description of the property herein conveyed, reference is made to a plan entitled, "Standard Boundary Survey of a Portion of the Patten Auction and Land Corporation Property, Meadow Road, Winterport, Maine, Proposed for Conveyance to Robert E. Treat and Margaret R. Treat," prepared by Plisga & Day, dated November 6, 1990.

The above property is conveyed subject to a non-exclusive right of way sixty-six (66) feet in width, for all purposes, including but not limited to the construction and maintenance of a road and driveway, and the installation and maintenance of utility lines, poles and cables, over and across a strip of land, the easterly and southeasterly sideline of said right of way being co-extensive with the westerly and northwesterly boundaries of said land of Wayne A. Taylor and Amy E. Taylor recorded in said Registry in Book 1156, Page 237, which right of way is more particularly depicted on Schedule A attached hereto.

The above property is conveyed subject to an easement given by Bernice H. Terrell to Central Maine Power Company and New England Telephone and Telegraph Company, dated March 13, 1978, and recorded in said Registry in Book 756, Page 81.

There is also hereby conveyed, with quitclaim covenant, all Grantor's right, title and interest in and to any remaining property in said Winterport acquired by Grantor by deed of Bernice H. Terrell, dated December 21, 1987, and recorded in the Waldo County Registry of Deeds in Book 1012, Page 230, whether or not specifically described herein.

Being the same premises conveyed by Patten Auction and Land Corporation to Robert E. Treat and Margaret R. Treat by deed dated November 1, 1990, and recorded in Book 1191, Page 225 of the Waldo County Registry of Deeds.

Any and all other rights, easements, privileges and appurtenances belonging to the granted estate are hereby conveyed.

The Grantee's mailing address is P.O. Box 103, Bangor, Maine 04401.

WITNESS our hands and seals this \_\_\_\_\_ day of \_\_\_\_\_, 2003.

WITNESS:

\_\_\_\_\_  
ROBERT E. TREAT

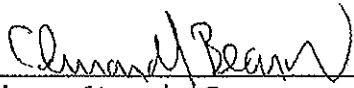
\_\_\_\_\_  
MARGARET R. TREAT

STATE OF MAINE  
COUNTY OF PENOBSCOT, ss.

November 7, 2003

Then personally appeared the above-named Robert E. Treat and Margaret R. Treat and acknowledged the foregoing instrument to be their free act and deed.

Before me,

  
Name: Edward J. Bearce  
Notary Public/Attorney-at-Law

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Received  
Recorded Register of Deeds  
Dec 05, 2003 09:38:08A  
Waldo County  
DeLoris Page