

TRANSFER
TAX
PAID

WARRANTY DEED

Michelle Wilson of Windsor, Maine for consideration paid, grant to

Central Maine Power Company, a corporation organized under the laws of the State of Maine with a principal office in Augusta, Maine and whose mailing address is 83 Edison Drive, Augusta, Maine 04336

with **WARRANTY COVENANTS**

a certain lot or parcel of land, together with any buildings and improvements thereon, situated in Windsor, County of Kennebec, State of **Maine**, bounded and described as follows:

(SEE EXHIBIT A ATTACHED HERETO)

IN WITNESS WHEREOF, the Grantor(s) have set their hand(s) and seal(s) this 29th day of August, 2008.

D. E. Guild
Witness

Michelle Wilson
Michelle Wilson

State of Maine
County of Kennebec, ss.

August 29, 2008

Then personally appeared the above-named Michelle Wilson and acknowledged the foregoing to be her free act and deed.

Before me,

D. E. Guild
Name:
Notary Public/Attorney-at-Law
Commission expires: _____

DONALD E. GUILD
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES MAY 5, 2010



4) R. Jeffers

EXHIBIT A

Parcel One:

A certain lot or parcel of land situated northeasterly of, but not abutting to, Maxcy's Mills Road in the Town of Windsor, County of Kennebec and State of Maine, bounded and described as follows to wit:

Beginning on the southeasterly line of land conveyed to Central Maine Power Company by a deed from Jane M. Colby, dated February 27, 1940 and recorded in the Kennebec County Registry of Deeds in Book 762 Page 351, at a 3/4-inch capped iron rebar set at the southwesterly corner of land conveyed to Nathaniel L. Berry, III et al dated October 15, 1986 and recorded in the Kennebec County Registry of Deeds in Book 9037 Page 146;

Thence, northeasterly on a course of North 35°-10'-36" East along the southeasterly line of land of Central Maine Power Company a distance of seven hundred eighty and eighty-two hundredths (780.82) feet to an unmonumented point;

Thence, northerly on a course of North 23°-25'-18" East along the easterly line of land of Central Maine Power Company a distance of one thousand eight hundred sixty-four and forty-six hundredths (1864.46) feet to an unmonumented point located at the southwesterly line of land conveyed to Arlene S. Smith by a deed dated January 24, 1986 and recorded in the Kennebec County Registry of Deeds in Book 2928 Page 211;

Thence, southeasterly on a course of South 41°-57'-17" East along the southwesterly line of land of Smith a distance of four hundred thirty-three and thirty-nine hundredths (433.39) feet to an unmonumented point located on the northwesterly line of land conveyed to Winter Scientific Institutions dated February 7, 1951 and recorded in the Kennebec County Registry of Deeds in Book 1253 Page 176;

Thence, southwesterly on a course of South 33°-32'-35" West along the northwesterly line of land of Winter Scientific Institutions a distance of two thousand two hundred twenty-three and thirty-two hundredths (2223.32) feet to a point marked by a 3/4-inch capped iron rebar set at the southerly corner of land of Berry;

Thence, northwesterly on a course of North 40°-36'-02" West along the northeasterly line of land of Berry a distance of forty-five and fifty-one hundredths (45.51) feet to a point marked by a 3/4-inch capped iron rebar set;

Thence, southwesterly on a course of South 46°-53'-58" West along the northwesterly line of land of Berry a distance of three hundred four and seventy-eight hundredths (304.78) feet to the point and place of beginning. Containing 11.568 acres of land, more or less.

Parcel Two:

A certain lot or parcel of land situated northerly of, but not abutting to, Cooper's Mills

Road in the Town of Windsor, County of Kennebec and State of Maine, bounded and described as follows to wit:

Beginning at a point marked by a ¾-inch capped iron rebar set at the northwesterly corner of land conveyed to Amy Wilson and Dennis James Ruel by deed from Denise M. Violette dated June 13, 2003 and recorded in the Kennebec County Registry of Deeds in Book 7463 Page 120, (reference an Abstract of Divorce Decree dated March 30, 2005 and recorded in the Kennebec County Registry of Deeds in Book 8407 Page 004);

Thence, southwesterly on a course of South 51°-14'-58" West through land conveyed to Michelle Wilson by a deed from Denise M. Violette dated August 8, 2007 and recorded in the Kennebec County Registry of Deeds in Book 9457 Page 321, a distance of four hundred ninety-six and ninety-three hundredths (496.93) feet to a point marked by a ¾-inch iron rod found at the northeasterly corner of land conveyed to Darren C. Weaver and Sandra J. Weaver by deed from Harold Turner and Sarah W. Turner dated October 30, 1990 and recorded in the Kennebec County Registry of Deeds in Book 3825 Page 114;

Thence, westerly on a course of South 75°-59'-45" West along the northerly line of land of Weaver a distance of three hundred eighteen and fifty-five hundredths (318.55) feet to a point marked by a ¾-inch capped iron rebar set on the northeasterly line of land conveyed to Denise M. Violette by deed from Denise M. Violette dated February 2, 2004 and recorded in the Kennebec County Registry of Deeds in Book 7841 Page 163;

Thence, northerly on a course of North 35°-41' -45" West along the northeasterly line of land of Violette a distance of one hundred twenty and zero hundredths (120.00) feet to a point marked by a 1-inch galvanized iron pipe found;

Thence, southwesterly on a course of South 59°-08'-52" West along the northwesterly line of land of Violette a distance of four hundred twenty-two and nineteen hundredths (422.19) feet to a point marked by a 1-¼ inch axle found on the northeasterly line of land conveyed to Robert J. Randazzo, Jr. by a deed from Jean Burdwood and Rae Bacon dated May 5, 2008 and recorded in the Kennebec County Registry of Deeds in Book 9723 Page 334;

Thence, northwesterly on a course of North 47°-48'-27" West along the northeasterly line of land of Randazzo a distance of four hundred seventeen and fifty-two hundredths (417.52) feet to a point marked by a ¾-inch capped iron rebar set on the southeasterly line of land conveyed to Winter Scientific Institutions by a deed dated February 7, 1951 and recorded in the Kennebec County Registry of Deeds in Book 1253 Page 176;

Thence, northeasterly on a course of North 33°-32'-35" East along the southeasterly line of land of Winter Scientific Institutions a distance of one thousand five hundred forty-eight and fifty-three hundredths (1548.53) feet to an unmonumented point located on the southwesterly line of land conveyed to Arlene S. Smith dated January 24, 1986 and recorded in the Kennebec County Registry of Deeds in Book 2928 Page 211;

Thence, southeasterly on a course of South 41°-57'-17" East along the southwesterly line of land of Smith a distance of one thousand two hundred ninety-three and eighty-eight hundredths (1293.88) feet to a point marked by a ¾-inch capped iron rebar set at the northeasterly corner of

land of Ruel;

Thence, westerly on a course of South 70°-11'-28" West along the northerly line of land of Ruel a distance of three hundred and zero hundredths (300.00) feet to the point and place of beginning. Containing 29.800 acres of land, more or less.

Bearings are referenced to an observation of magnetic north, with handheld compass, dated July 2008.

All monumentation noted as 3/4-inch capped iron rebar are topped with a red plastic cap inscribed S.W. Gould, PLS 2318.

Reference is to be made to a plat entitled "Boundary Survey of land to be acquired by Central Maine Power Company prepared for Central Maine Power Company", dated August 20, 2008 prepared by Sackett & Brake Survey, Inc., project number 2008071, to be recorded in the Kennebec County Registry of Deeds.

Meaning and intending to convey a portion of the premises described in the deed from Denise M. Violette to Michelle Wilson dated August 8, 2007, recorded in the Kennebec County Registry of Deeds in Book 9457, Page 321.

Parcel Three:

Also hereby conveying , without warranty covenants, all right, title and interest to the narrow guage railroad bed abutting Parcels One and Two above.

Received Kennebec SS.
09/05/2008 9:15AM
Pages 4 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS