

69530 Section 392
Parcel 12

WARRANTY DEED

From

CARL J. MAIN

To

CENTRAL MAINE POWER COMPANY

Dated November 13, 1969

STATE OF MAINE

LINCOLN ss. Registry of Deeds

Received NOVEMBER 21, 1969

at 2 H., 25 M., A. M., and

recorded in Book 658 Page 76

Attest: Edith H. White
Register.

Consideration W.O.
\$5000 69-232-33000

Check R/W
#76572

FILE ROOM JAN 9 1970

RECORDED
INDEXED
NOV 21 1969
L.M.
S.E.B.
W.H.M.

11-17-69
D. J. White
Register

Know All Men By These Presents

That I, CARL J. MAIN, of Wiscasset, in the County of Lincoln and State of Maine,

in consideration of one dollar and other valuable consideration paid by CENTRAL MAINE POWER COMPANY, a corporation duly organized and existing under and by virtue of the laws of the State of Maine and having an office and place of business at Augusta, County of Kennebec, said State of Maine, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Central Maine Power Company, its successors and assigns, forever, certain lot(s) or parcel(s) of land in the town ~~of~~ Wiscasset, County of Lincoln, State of Maine, bounded and described as follows:

Being a triangular-shaped parcel of land bounded northerly by land now or formerly of John A. Soper, et al; southwesterly by land now or formerly of Leander B. Nichols; and southeasterly by the westerly sideline of a strip of land 200 feet in width conveyed to the Grantee herein by Oscar N. Main and Carl J. Main by deeds dated January 14, 1941 and January 25, 1941, recorded at the Lincoln County Registry of Deeds in Book 439, Page 544, and Book 433, Page 331, respectively.

The above-described parcel of land being a portion of the premises conveyed to the Grantor by Oscar N. Main by deed dated January 18, 1941, recorded at the Lincoln County Registry of Deeds in Book 435, Page 461.

DAVID B. SOULE
ATTORNEY AND COUNSELLOR AT LAW
WISCASSET, MAINE 04578

AREA CODE 207
882-5511

October 10, 1969

Central Maine Power Company
9 Green Street
Augusta, Maine 04330

Attention: William M. Finn, Esq.

Re: Section 392, Wiscasset to Bangor - Parcel 12
W.O. 68-206-330010

Gentlemen:

In accordance with a request from Mr. Curtis, and in accordance with the Standards adopted by the Maine State Bar Association, I hereby certify that I have examined or caused to be examined, the records at the Lincoln County Registry of Deeds and Registry of Probate as respects property located in Wiscasset, Maine, described in deed from Oscar N. Main to Carl J. Main dated January 18, 1941, and recorded in Lincoln County Registry of Deeds in Book 435, Page 461, from January 28, 1964 to date.

I further certify that as of this date title is in Carl J. Main, free and clear of all encumbrances, with the following exceptions:

1. Any bankruptcy proceedings and any and all provisions of any ordinance, municipal regulation or private law.
2. Any condition which an examination of premises might disclose.
3. Any state of facts an accurate survey might reveal.
4. Current taxes, in the amount of \$86.85, are unpaid.
5. Central Maine Power Company has a 200' strip by deed from Oscar N. Main dated January 14, 1941, recorded in Book 439, Page 544, and a 200' foot strip by deed dated January 25, 1941, from Carl J. Main, recorded in said Registry in Book 433, Page 331.

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October 10, 1969

6. Central Maine Power Company has an 85' strip by deed from Carl J. Main dated March 26, 1964, recorded in Lincoln County Registry of Deeds in Book 598, Page 307.

7. There are no attachments of record.

DBS:bs
cc:G.G.Beverage
cc:M.F.Curtis

Respectfully submitted,

David B. Soule
David B. Soule

TO HAVE AND TO HOLD the aforementioned and bargained premises, with all the privileges and appurtenances thereof to the said Central Maine Power Company, its successors and assigns, to its and their use and behoof forever. And I do covenant with the said Grantee, its successors and assigns, that I am lawfully seized in fee of the premises; that they are free of all incumbrances; that I and my heirs, shall and will warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said Carl J. Main,

and I, A. Lillian Main, wife of the said Carl J. Main,

joining in this deed as Grantor, and relinquishing and conveying my rights by descent and all other rights in the above described premises, have hereunto set our hand(s) and seal(s) this 13th day of November, in the year of our Lord one thousand nine hundred and sixty-nine.

Signed, Sealed and Delivered
in presence of

J. Robert Curtis
to both
Carl J. Main
A. Lillian Main

STATE OF MAINE LINCOLN ss. November 13, 19 69

Personally appeared the above named Carl J. Main
and acknowledged the above instrument to be his free act and deed.

Before me,

J. Robert Curtis
Justice of the Peace