

8.1896 Parcel 46  
Section 392

# WARRANTY DEED

From

DAVID A. ABBOTT, ET AL

To

CENTRAL MAINE POWER COMPANY

Dated September 22, 1969

STATE OF MAINE

L I N C O L N ss. Registry of Deeds

Received SEPTEMBER 30, 1969

at 10 H., 30 M., A. M., and

recorded in Book 661 Page 120

Attest: Edw. H. Whitehouse

Register.

**UNPAID**

FILE ROOM OCT 9 1969

C. M. P. CO. NOTATIONS
OTHER DEPT. OK AS TO SUBSTANCE
LEGAL DEPT. OK AS TO FORM
T. C. S. V. 771
APPROVED BY
NOTED BY
COMPTROLLER
NOTED BY
OK FOR FILING

Consideration  
\$200.00

W. O.  
69-232-330010

Check  
#61097

P.P.O.  
2354

ACCOUNTING DEPT. NOTATION

VOUCHER NO. 4-822 72/4

LEASE RECEIVED

SUBMITTED TO REGISTER

DATE 9/22/69

BY W. H. Whitehouse

COMPTROLLER

Particulars Amended to Deed 12/18/67

9/20/69

## Kenneth Allen By These Presents

That we, DAVID A. ABBOTT and LINDA L. ABBOTT, both of Alna, in the County of Lincoln and State of Maine, and DEPOSITORS TRUST COMPANY, a Maine banking corporation having an office and place of business at Augusta, in the County of Kennebec and said State of Maine, the said Depositors Trust Company joining in the conveyance for the limited purposes only as hereinafter set forth,

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 ~~city~~ of Alna, County of Lincoln, State of Maine, bounded and described as follows:

Being a strip of land 100 feet in width located northwesterly of and contiguous with a 200-foot strip of land owned by the Grantee herein and maintained as a right of way for its transmission line designated as Section 68, and extending from land now or formerly of Frederick L. Burgess in a general northeasterly direction to land now or formerly of Jay R. Petree, et al.

Said strip of land is more particularly located and described as follows: Bounded on the northeast by land of the said Petree; on the southeast by said 200-foot strip of land of the Grantee; on the southwest by land of said Burgess; and on the north-west by a line parallel with and 100 feet distant northwesterly measured at right angles from the northwesterly boundary line of said 200-foot strip of land of the Grantee.

The above-described strip of land being a part of the premises conveyed to the Grantors by Willard A. Abbott and Mary E. Abbott by deed dated August 15, 1968 and recorded in Lincoln County Registry of Deeds in Book 636, Page 424.

There is reserved to the Grantors, their heirs and assigns, the right to use, at their sole risk and expense, the premises hereby conveyed for agricultural purposes only; provided always, that this reservation is made on the express condition that no building or other structure will be erected, maintained or permitted to be erected or maintained by the Grantors, their heirs and assigns, on the premises hereby conveyed and that the use so reserved shall at all times be expressly subject to the prior right of the Grantee, its successors and assigns, to make such use of said premises as it or they may desire at any and all times, including the right to clear and keep clear said premises of all trees, timber and bushes growing thereon by such means as the Grantee, its successors and assigns, may select, without liability on the part of the Grantee, its successors and assigns, to the Grantors, their heirs and assigns.

In consideration of the right to use said premises as herein reserved, the Grantors, their heirs and assigns, do hereby release the Grantee, its successors and assigns, from any and all claims and demands of every kind and nature which the Grantors, their heirs and assigns, now have or may have in the future against the Grantee, its successors and assigns, arising out of or in connection with the use of the premises hereby conveyed as above set forth.

Also excepting and reserving to the Grantors herein, their heirs and assigns, the right to cross the above-described strip on foot and with vehicles at such times and such places as will not in any way interfere with any use that the Grantee, its successors and assigns, may hereafter make of said strip in connection with carrying on its business as a public utility. In addition, the place or places of such crossing shall be satisfactory to the Grantee, and any use of said strip shall be in compliance with the provisions of the National Electrical Safety Code.

TELEPHONE { AREA CODE 207  
932-5231

HADLEY B. MILLER  
ATTORNEY AT LAW

WALDOBORO, MAINE 04572

July 17, 1969

William M. Finn, Esq.  
Central Maine Power Company  
9 Green Street  
Augusta, Maine 04330

Re: Section 392 - W.O. 0001-00-133700 - Maine Yankee to Orrington  
Parcel #46

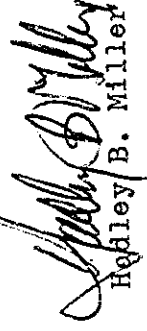
Owner: David A. Abbott and Linda L. Abbott  
Instrument: Warranty dated August 15, 1968 Book 636, Page 424  
Location: Alna  
Period of Search: 1941 - 1969  
Parcel Number: 46

Dear Bill:

In accordance with the standards adopted by the Maine State Bar Association, I hereby certify that I have examined the record title to the premises referred to by the above parcel number and find good record title, subject to the encumbrances listed below:

- ~1. Mortgage to Depositors Trust Company dated August 15, 196<sup>a</sup> and recorded in Lincoln County Registry of Deeds in Book 638, Page 131.
2. Easement to Central Maine Power Company in 1948 recorded in Lincoln County Registry of Deeds in Book 479, Page 207.
- ~3. Small lot sold to the State of Maine in 1966 for road recorded in Lincoln County Registry of Deeds in Book 642, Page 372.

Very truly yours,

  
Hadley B. Miller

HBM:pcs

cc: G. G. Beverage  
Myron F. Curtis  
J. Donald Barrios

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 we do covenant with the said Grantee, its successors and assigns, that we are lawfully seized in fee of the premises; that they are free of all incumbrances; that we have good right to sell and convey the same to the Grantee to hold as aforesaid; and that we and our 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. The Grantor herein, the said Depositors Trust Company, owner of a certain mortgage dated August 15, 1968 and recorded in Lincoln County Registry of Deeds in Book 638, Page 131, hereby joins in this conveyance for the purpose of releasing any and all right, title and interest it may have by virtue of said mortgage in and to the within-described strip of land, and no more. The warranties herein set forth shall not be deemed to be those of said Depositors Trust Company.

IN WITNESS WHEREOF, we, the said David A. Abbott and Linda L. Abbott, being husband and wife, have hereunto set their hands and seals, and the said Depositors Trust Company has caused its corporate name to be signed and its corporate seal affixed hereto by Ronald J. Millier, its Asst. Vice President, thereunto duly authorized, and

-of-the-said

joining in this deed as Grantor, and relinquishing and conveying all other rights in the above described premises, have hereunto set our hand(s) and seal(s) this 22nd day of Sept. 1969, in the year of our Lord one thousand nine hundred and sixty-nine.

Signed, Sealed and Delivered  
in presence of

J. Ronald Barrios  
of both

David C. Abbott  
Linda L. Abbott

DEPOSITORS TRUST COMPANY

By: Ronald J. Millier  
Its Asst. Vice President

STATE OF MAINE

LINCOLN

ss.

Personally appeared the above named David A. Abbott and Linda L. Abbott

and acknowledged the above instrument to be their free act and deed.

Sept. 22 1969.

Before me,

J. Ronald Barrios  
Justice of the Peace

