

4325

Section #392
Parcel #1

11-15-397
Know All Men By These Presents

That we, ALICE M. JONES and CLINTON L. JONES, both 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 ~~(614)~~ Wiscasset, County of Lincoln, State of Maine, bounded and described as follows:

Being a triangular-shaped parcel of land bounded southwesterly by the Wiscasset - Woolwich Town Line location and land now or formerly of C. A. C., Inc.; southeasterly by other land now or formerly of said C. A. C., Inc.; and northwesterly by a line parallel with and 185 feet distant northwesterly measured at right angles from the Grantee's survey base line and its projection at both ends as now staked across the parcel herein conveyed and land of said C. A. C., Inc. for the purpose of establishing a center line for the proposed construction of the Grantee's 345 KV transmission line extending from Wiscasset to Orrington and presently designated as Section #392.

Said parcel of land is more particularly bounded and described as follows: Beginning at the most southeasterly corner of the parcel herein conveyed; thence extending in a general northwesterly direction along the Wiscasset - Woolwich Town Line location and land of said C. A. C., Inc. a distance of 220 feet, more or less, to a point, said point being 185 feet distant northwesterly, measured at right angles from the Grantee's said survey base line; thence extending N. 54° 30' E. (parallel with and 185 feet distant northwesterly of said survey base line) a distance of 700 feet, more or less, to land of said C. A. C., Inc.; thence extending in a general southeasterly direction along land of said C. A. C., Inc. a distance of 650 feet, more or less, to the point of beginning.

The above-named bearing is observed magnetic.

The above-described parcel of land being a portion of the premises conveyed to the Grantors by Lawrence R. Seavey by deed dated June 16, 1953, recorded at the Lincoln County Registry of Deeds in Book 504, Page 507.

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 parcel shall be in compliance with the provisions of the National Electrical Safety Code.

TO HAVE AND TO HOLD the aforegranted 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.

IN WITNESS WHEREOF, we, the said Alice M. Jones, being a widow, and Clinton L. Jones, being single,

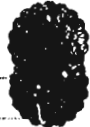
and _____ of the said _____

~~joining in this deed as Grantor --- and relinquishing and conveying --- rights by descent and all other rights in the above described premises,~~ have hereunto set our hand(s) and seal(s) this 11th day of December, in the year of our Lord one thousand nine hundred and sixty-nine.

Signed, Sealed and Delivered
in presence of

David B. Jones
David B. Jones

Clinton L. Jones
Alice M. Jones



STATE OF MAINE LINCOLN ss. December 11 1969.

Personally appeared the above named Alice M. Jones and Clinton L. Jones
and acknowledged the above instrument to be their free act and deed.

Before me,
David B. Jones
Justice of the Peace

8.4950 Section #392
Parcel #1

7-1099
02
Card 1/1/69

WARRANTY DEED

From

ALICE M. JONES, ET AL

To

CENTRAL MAINE POWER COMPANY

Dated December 11, 1969

STATE OF MAINE

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

Received DECEMBER 23, 1969

at 11 H., 35 M., A. M., and

recorded in Book 665 Page 116

Attest: *E. R. Whitehouse*
Register.

4/2
68449

FILE ROOM JAN 9 1970

Consideration 1000
69-200-53110

SEARCHED	INDEXED
SERIALIZED	FILED
DEC 23 1969	
MAINE	
REGISTRY OF DEEDS	
LINCOLN	
665-116	
E. R. WHITEHOUSE	
REGISTER	

DAVID B. SOULE
ATTORNEY AND COUNSELLOR AT LAW
WISCASSET, MAINE 04578
AMA CODE 807
882-5511

October 2, 1969

Central Maine Power Company
9 Green Street
Augusta, Maine 04330

Attention: William M. Finn, Esq.

Re: Section 392, Maine Yankee to Crrington-Parcel ~~1~~ 6.1
W.O. 0001-99-133700

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 Lawrence R. Seavey to Alice M. Jones and Clinton L. Jones, dated June 16, 1953, and recorded in Lincoln County Registry of Deeds in Book 504, Page 507, from December 1, 1901, to date.

I further certify that as of this date title is in Alice M. Jones and Clinton L. Jones, mother and son, as joint tenants, 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 are paid.
5. There is an undischarged mortgage from Lawrence R. Seavey to Alice M. Jones (only), dated February 10, 1942, and recorded in Lincoln County Registry of Deeds, in Book 407, Page 21.

Central Maine Power Company -- 2 -

October 2, 1969

6. There is a quit claim deed with no covenant from David K. Seavey, former wife of Lawrence H. Seavey and now legally divorced from said Lawrence H. Seavey to Lawrence H. Seavey dated April 2, 1946 recorded in Book 457, Page 449, purporting to release Grantor's right in the premises.

7. There are no attachments of record.

Respectfully submitted,

David B. Soule

David B. Soule

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