

Section 204
Parcel #22

80-230.5
22

WARRANTY DEED

From

WILLIE L. BARNES

To

CENTRAL MAINE POWER COMPANY

Dated June 23, 1964

STATE OF MAINE

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

Received JULY 3, 1964

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

recorded in Book 601 Page 30

Attest: Edith J. Whitelaw
Register.

COMPARED 3.50

JRC

100 (63-470-330010 (K) (S) 0 P H 0 4 5 5 4 7) - 100

C. M. P. Co.	
BOX NO. 32	
ENVE. NO. 8	
DOC. NO. 22	

C. M. P. CO. NOTARIAL	
OPER. DEPT. OK ASST. INSTANCE	WLB
EAS. DEPT. COTED & CONTROL	WLB
LAND DEPT. NOTES & APPROVAL	WLB
PLAN	WLB
RECORDS	
OK FOR FILING	How

U^{II}
6-15-65
7/11/64
DB 9/25/64
6/23/64
Sect. 204
Par. 22

Know All Men By These Presents

That WILLIE L. BARNES of Wiscasset, County of Lincoln, 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 (city) of Alna, County of Lincoln, State of Maine, bounded and described as follows:

Being a strip of land extending from land now or formerly of one Wylie B. Munsey, et al on the southwest in a northeasterly direction by two tangents to land now or formerly of one Geraldine Smith.

The side lines of said strip being parallel with and 75 feet distant southeasterly of the survey base line on the first tangent and 75 feet on each side of the survey base line on the second tangent and its projection at both ends as now staked across land of the Grantor for the purpose of establishing a center line for the construction of the Grantee's 115 KV transmission line extending from Mason Station in Wiscasset to Warren and to be known as Section #204.

Said survey base line is more particularly located and described as follows:

Beginning at a point in the dividing line between land of the Grantor on the northeast and land of the said Munsey on the southwest at the northeasterly corner of a strip of land 200 feet in width conveyed to the Grantee by Wilson H. Munsey by deed dated February 26, 1941 and recorded in Lincoln County Registry of Deeds in Book 441, Page 131; thence extending N 52° 40' E a distance of 420 feet, more or less, to an angle point; thence extending N 85° 40' E a distance of 449 feet, more or less, to a point in the dividing line between land of the Grantor on the west and land of the said Smith on the east, said point being 506 feet, more or less, distant southwesterly measured along said dividing line from the most northerly corner of land of the said Smith.

The above described strip of land being a portion of the premises conveyed to the Grantor by Merle F. Day, et al by deed dated July 27, 1960 and recorded in Lincoln County Registry of Deeds in Book 557, Page 171.

All standing wood and timber located on the premises hereby conveyed is reserved to the Grantor, her heirs and assigns, for a period of ten (10) years from the date hereof; together with the right to enter on said premises at any time or times within said 10-year period for the purpose of cutting and removing said standing wood and timber; provided, however, such cutting and removing shall not in any way interfere with the prior right of the Grantee, its successors and assigns, to use said premises in such manner as it or they may desire. The right of the Grantor, her heirs and assigns, to cut and remove said standing wood and timber is subject to the prior right of the Grantee, its successors and assigns, at any time or from time to time 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. The Grantor, her heirs and assigns, shall be entitled to any salvage of the wood and timber cut by the Grantee, its successors and assigns, and/or its contractors, for a period of one (1) year from the date said premises or any part thereof shall first be cleared.

Excepting and reserving to the Grantor, her 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.

*Acct 204
Parcels #22
JUN 4 1964*

DAVID B. SOULE
ATTORNEY AND COUNSELLOR AT LAW
WISCASSET, MAINE
TELEPHONE 692-5511

June 3, 1964

Central Maine Power Company
9 Green Street
Augusta, Maine

Attention Mr. Charles I. Perley

Gentlemen:

In accordance with a request received from Bernard Jameson of your company, 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, records in the Registry of Deeds and Registry of Probate, Lincoln County and State of Maine, and all instruments of record therein as reflected by indices, affecting the title of the premises described in deed of Merle F. Day and Bertha B. Day to Willie L. Barnes, dated July 27, 1960 and recorded in Book 557, Page 171, Lincoln County Registry of Deeds, from December 26, 1924 to date.

I further certify that on May 27, 1964, Willie L. Barnes was the record owner of said premises, free and clear of all encumbrances, with the following exceptions:

1. Any bankruptcy proceeding and any and all provisions of any ordinance, municipal regulation or private law.
2. Any condition which an examination of premises might reveal.
3. Current taxes are paid.
4. This is Parcels 22 and 23 referred to in your plan as in the name of Charles Barnes. The record seems to show that this is in the name of Willie L. Barnes.
5. There is already an easement to the Central Maine Power Company from a John A. Merry by instrument dated February 27, 1941 and recorded in Lincoln County Registry of Deeds, Book 441, Page 130.

Respectfully submitted,

David B. Soule
David B. Soule

DBS/omp

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 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 have good right to sell and convey the same to the said Grantee to hold as aforesaid; and 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 Willie L. Barnes

and Charles Barnes, husband of the said Willie L. Barnes,

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 23 day of June, in the year of our Lord one thousand nine hundred and sixty-four.

Signed, Sealed and Delivered in presence of

Bernard W. Jamerson
To Both

Willie L. Barnes
Charles Barnes

STATE OF MAINE

Lincoln ss.

June 23

19 64

Personally appeared the above named Willie L. Barnes and acknowledged the above instrument to be her free act and deed.

Before me,

Bernard W. Jamerson
Justice of the Peace

NOTS Required

Information for Grantee's File. Do Not Record.
W. O.

Check No.

Consideration

P. P. O.