

QUITCLAIM DEED WITH COVENANT

I, WILLIAM E. COOMBS, IV, having a mailing address of 272 Main Street, Prospect Harbor, ME 04669, for consideration paid, GRANT to JAYSON C. KNOWLES and DIANA J. KNOWLES, husband and wife, having a mailing address of 266 Route 1, Gouldsboro, Maine 04607, with QUITCLAIM COVENANT, as JOINT TENANTS, a certain lot or parcel of land together with any and all structures and improvements situated thereon, situated in Winter Harbor, Hancock County, Maine, and being more particularly described on Exhibit "A" attached hereto.

Grantor's source of title is a deed from Esther H. Coombs to William E. Coombs, IV dated November 30, 1991 and recorded in Book 4469, Page 3 of the Hancock County, Maine, Registry of Deeds.

TOGETHER WITH all rights, easements, privileges and appurtenances belonging to the granted estate.

WITNESS my hand and seal this 9 day of May, 2007.

William E. Coombs IV
WILLIAM E. COOMBS, IV

STATE OF MAINE
COUNTY OF HANCOCK

May 9, 2007

Then personally appeared the above named, WILLIAM E. COOMBS, IV and acknowledged the foregoing instrument to be his free act and deed.

Before me,

My Commission Expires:

Anthony W. Beardsley
Notary Public
Maine

Commission Expires 12/1/12

Print Name / Affix Seal

SEAL

MAINE REAL ESTATE
TRANSFER TAX PAID

EXHIBIT "A"

Property of William E. Coombs, IV
 To be conveyed to Jayson C. Knowles and Diana J. Knowles
 Newman Street
 Winter Harbor, Maine

A certain lot or parcel of land together with any and all structures and improvements situated thereon situated in Winter Harbor, Hancock County, Maine and being the same premises as described in a deed from Esther H. Coombs to William E. Coombs, IV dated November 30, 1991 and recorded in Book 4469, Page 3 of the Hancock County, Maine, Registry of Deeds in which deed said premises are bounded and described as follows, to wit:

"Commencing at a point in the westerly sideline of Newman Street, so-called, which point lies two hundred fifty (250) feet northerly from the southeasterly corner bound of those premises described in the deed from Lester Leighton to Esther H. Coombs dated October 25, 1950 and recorded in Book 737, Page 297 of the Hancock County, Maine, Registry of Deeds, and which point marks the northeasterly cornerbound of a certain lot or parcel of land described in the deed from Esther H. Coombs to Walter A. Coombs, II; thence in a generally westerly direction, but at all times following the northerly sideline of the land of Walter A. Coombs, II, four hundred fifty (450) feet to a point, which point marks the northwesterly cornerbound of the land of the said Walter A. Coombs, II; thence turning and running northerly and at all times parallel to the westerly sideline of Newman Street, so-called, two hundred fifty (250) feet to a point; thence turning and running in a generally easterly direction, but at all times parallel to the first course described hereinabove, four hundred fifty (450) feet, more or less, to a point situated on the westerly sideline of said Newman Street; thence turning and running in a general southerly direction, two hundred fifty (250) feet, more or less, to the point of beginning. Meaning and intending to convey a lot of 2.4 acres, more or less."

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Ret Roy LO