

TRUSTEE'S DEED OF DISTRIBUTION

KNOW ALL MEN BY THESE PRESENTS, that Moira O'Neill, whose mailing address is 1035 Newbury Neck Road, Surry, ME 04684, in her capacity as **Successor Trustee** of the Ann K. O'Neill Living Trust dated October 7, 1999, by the powers granted by law and pursuant to said Trust and every other power, for consideration paid, GRANT to Moira O'Neill, whose mailing address is 72 Warrant Street, Concord, NH 03301, a certain lot or parcel of land, together with any buildings or improvements thereon, situated in the **Surry**, County of Hancock, State of Maine, bounded and described in a deed from Stuart C. Woodman, Sr. to Joseph B. O'Neill and Ann K. O'Neill, dated June 2, 1986 and recorded with Hancock County Registry of Deeds in Book 1582, Page 431, as follows:

"Beginning at an iron pin set in the ground, said pin being the northwest corner of Lot #13 as shown on a subdivision plan entitled "Newbury Neck Shores", dated February 1979 and recorded in the Hancock County, Maine, Registry of Deeds in Plan File 16, #111;

Thence South eighty-three degrees forty minutes East (S. 83° 40' E.) three hundred eighty-six (386) feet to an iron pin set in the ground, said pin being on an angle point in the north line of the lot herein conveyed;

Thence South sixty-three degrees forty-five minutes East (S. 63° 45' E.) three hundred thirty (30) feet to an iron pin set in the ground; said pin being on the west right-of-way line of the Newbury Neck Road, so-called thirty-three (33) feet from as measured at right angles to the centerline of said road and marking the northeast corner of the lot herein conveyed;

Thence following said right-of-way line the following courses and distances to iron pins set in the ground; South forty-two degrees forty-five minutes West (S. 42° 45' W.) fifty (50) feet, South thirty-eight degrees nineteen minutes West (S. 38° 19' W.) one hundred ten (110) feet, South thirty degrees ten minutes West (S. 30° 10' W.) seventy-two and twenty hundredths (72.20) feet, South eighteen degrees twenty-four minutes West (S. 18° 24' W.) ninety-one and forty hundredths (91.40) feet to an iron pin set in the ground, said pin being the southeast corner of the lot herein conveyed;

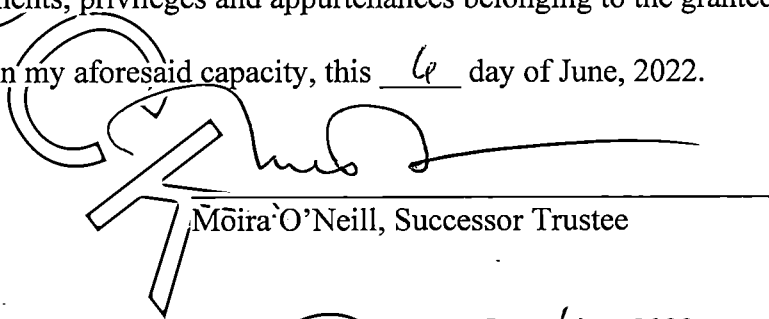
Thence North eighty-three degrees forty minutes West (N. 83° 40' W.) five hundred ninety (590) feet to an iron-pin set in the ground, said pin being on the east right-of-way line of an access road right-of-way to lots in said Newbury Neck Shores and marking the southwest corner of the lot herein conveyed;

Thence northerly following said right-of-way line four hundred twenty-seven (427) feet, more or less, to the point of beginning containing six and twelve hundredths (6.12) acres."

Being all and the same premises conveyed by Ann K. O'Neill to Ann K. O'Neill, Trustee of the Ann K. O'Neill Living Trust dated October 7, 1999, deed dated October 7, 1999, recorded in the Hancock County Registry of Deeds in Book 2872, Page 213.

Together with all rights, easements, privileges and appurtenances belonging to the granted estate.

WITNESS my hand and seal in my aforesaid capacity, this 6 day of June, 2022.

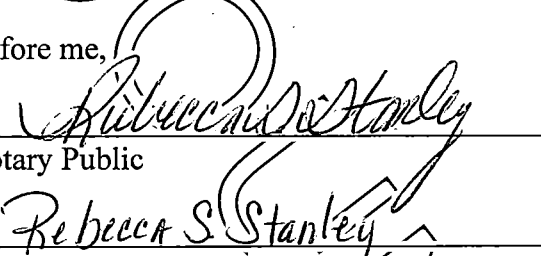

Moira O'Neill, Successor Trustee

State of Maine
County of Hancock

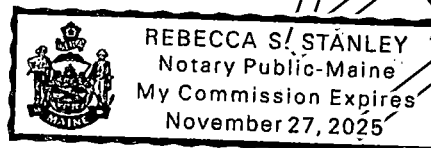
June 6, 2022

Then personally appeared the above-named Moira O'Neill and acknowledged the foregoing instrument to be her free act and deed in her aforesaid capacity;

Before me,


Notary Public

Rebecca S. Stanley
Type or Print Name of Official



@ Ret/JKS