

QUITCLAIM DEED WITH COVENANT

KNOW ALL BY THESE PRESENTS, that **BAR HARBOR TRUST SERVICES**, having a mailing address of 135 High Street, P.O. Box 1100, Ellsworth, Maine 04605, Successor Trustee of the Robert Dale Barton Trust dated June 12, 2001, for consideration paid, hereby **GRANTS** to Barbara Roth and Victor Roth, as joint tenants, having a mailing address of 3747 Drake Avenue, Cincinnati, Ohio 45209 ("Grantee"), **WITH QUITCLAIM COVENANT**, a certain lot or parcel of land, together with the buildings thereon, situated at DeGregoire Park Road in the Town of Bar Harbor, Hancock County, Maine, as more particularly described on **Exhibit A** attached hereto and made a part hereof.

IN WITNESS WHEREOF, the undersigned has executed this deed as of the 7 day of June, 2007.

BAR HARBOR TRUST SERVICES
as Successor Trustee of the Robert Dale
Barton Trust dated June 12, 2001

By: Joseph M. Pratt
Joseph M. Pratt, Trust Officer
for Bar Harbor Trust Services

MAINE REAL ESTATE
TRANSFER TAX PAID

STATE OF MAINE
Hancock, ss.

June 7, 2007

Then personally appeared the above-named Joseph M. Pratt, Trust Officer of Bar Harbor Trust Services in his said capacity, and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of Bar Harbor Trust Services.

Before me,

Michael L. Ross

Notary Public/Attorney-at-Law



Printed name

Michael L Ross, Atty at Law

EXHIBIT A

Unit No. 2 (the "Unit") of the DeGregoire Park Road Condominium (the "Condominium"), situated at DeGregoire Park Road in the Town of Bar Harbor, Hancock County, Maine 04609, and more particularly described in the Declaration of DeGregoire Park Road Condominium dated as of June 7th, 2007 and recorded on June 8th, 2007 in the Hancock County, Maine Registry of Deeds in Book 477, Page 214 (the "Declaration") and in the plat incorporated in the Declaration and recorded in said Registry in Plan File No. 36 (the "Plat") # 134.

TOGETHER WITH any and all right, title and interest, if any, without covenant, in and to the right-of-way to the shore and over such roads as are shown on the Plan dated July 14, 1927 and recorded in the Hancock County, Maine Registry of Deeds in Book 3, Page 31 and to use such shore, all of said rights, if any, to be held in common with the other owners of lots in DeGregoire Park.

AND, by the recording of or by acceptance of this deed the Grantee does accept and agree for the Grantee, and the heirs and assigns of the Grantee, to be bound by and subject to all of the provisions, terms, conditions, covenants, agreements, easements and provisions of the Act, the Declaration, the By-Laws and the Plat, as the same may be amended from time to time.