BK: OR 7464 PAGE: 776 # OF PGS: 4
08/17/2026 03:49:10 PM Inst # 2026010765
JULIE A. CURTIS, REGISTER OF DEEDS
HANCOCK COUNTY MAINE
MAINE REAL ESTATETRANSFER TAX PAID

HANCOCK COUNTY

QUITCLAIM DEED WITHOUT COVENANT

STEVEN C. HAMBLEN, with a mailing address of 3B Cleftstone Rd., Bar Harbor, ME 04609, RELEASES to **KATHY H. HASLOW**, with a mailing address of 26 Mount Desert Dr., Bangor, ME 04401, and **DEBORAH I. ROBINSON**, with a mailing address of 161 Tremont Rd., Bass Harbor, ME 04653, as tenants in common, certain real estate in Tremont, Hancock County, Maine, which real estate is more specifically described in EXHIBIT A attached hereto.

Sheila S. Hamblen, spouse of the grantor, releases all rights in the premises being conveyed.

WITNESS my hand and seal this 14 day of August 2026.

Steven C. Hamblen

Sheila S. Hamblen

STATE OF MAINE
COUNTY OF HANCOCK, ss.

August 14**, 2026**

Then personally appeared the above-named Steven C. Hamblen acknowledged the foregoing instrument to be his free act and deed.

Before me,

~~Notary Public~~/Attorney at Law

James W. J. Collier ESQ

Printed Name of ~~Notary~~/Attorney

~~My commission expires~~ / Maine Bar No.: 9114

EXHIBIT A

(to deed from Hamblen to Haslow & Robinson)

A certain lot or parcel of land, together with any and all improvements thereon, situated at 10 Paradise Lane, so-called, in Bass Harbor, Tremont, Hancock County, Maine, and described as follows in a deed from Everett E. Hamblen and Patricia J. Hamblen to Kathy H. Haslow, Steven C. Hamblen, and Deborah I. Robinson dated March 21, 2005, recorded March 23, 2005 at the Hancock County, Maine, Registry of Deeds in Book 4156, Page 24.

"Certain premises, together with buildings and improvements thereon, situated in Tremont, Hancock County, Maine, described as follows:

Beginning at a bolt set in ground on the Northeasterly line of land of the Tremont Congregational Church and at a bolt marking the Westerly corner of land described in deed to Deborah Robinson and Earl Robinson dated October 17, 1996 and recorded in Hancock County Registry of Deeds in Book 2599, Page 313; thence North 44 degrees 45 minutes 15 seconds West by and along said Northeasterly line of land of the Tremont Congregational Church and the Northeasterly line of a lot of land conveyed to Armand L. and Mary L. Gagnon from Philip E. and Mary H. Dow in a deed dated June 5, 1984 and recorded in the Hancock County Registry of Deeds, Book 1500, Page 604, two hundred sixty-seven and seventy hundredths (267.70) feet to a bolt set in the ground at the Southerly corner of a lot of land conveyed to Jason Eugene Farnsworth and Tracy Maclean Farnsworth from Everett E. and Patricia J. Hamblen in a deed dated June 16, 1995 and recorded in said Registry, Book 2402, Page 44; thence North 46 degrees 49 minutes 25 seconds East by and along the Southeasterly line of said land of Farnsworth, one hundred forth [*sic*] and five hundredths (140.05) feet to a bolt set in the ground; thence North 44 degrees 45 minutes 15 seconds West by and along the Northeasterly line of said land of Farnsworth, two hundred eighty-five and seventy-one hundredths (285.71) feet to a bolt set in a pile of stones; thence South 46 degrees 49 minutes 25 seconds West by and along the Northwesterly line of said land of Farnsworth, one hundred forty and five hundredths (140.05) feet to a bolt set in the ground on the Northeasterly line of a lot of land conveyed to Mark and Francis Howley from Nelson Herrick in a deed dated July 18, 1983 and recorded in said Registry, Book 1474, Page 655; thence North 44 degrees 45 minutes 15 seconds West by and along said Northeasterly line of land of Howley and the Northeasterly line of land conveyed to Thelma Herrick from Nelson Herrick in a deed dated July 3, 1991 and recorded in said Registry, Book 1872, Page 58, said Northeasterly line of land of Herrick being depicted on a plan entitles 'Ledges Road Subdivision' prepared by Brecher-Hyman Associates, dated September 20,1988 [*sic*] and recorded in said Registry, Plan file 22, No. 20, five hundred seventy-two and five hundredths (572.05) feet to a #6 rebar with surveyor's identification number 1207 found set in the ground; thence continuing same course (North 44 degrees 45 minutes 15 seconds West) by and along said Northeasterly line of land of Herrick, ten (10) feet, more or less, to the centerline of the Old Beech Hill Road, so-called; thence in a generally Northeasterly direction by and along said centerline of the Old Beech Hill Road and the Southeasterly line of a lot of land conveyed to H. Lance

Bonnet and Barbara E. Bonnet from James M. and Betty Jo Moore in a deed dated June 14, 1993 and recorded in said Registry, Book 2108, Page 216, two hundred ninety-five (295) feet, more or less; thence North 6 degrees 10 minutes 58 seconds West by and along said Southeasterly line of land of Bonnet, seventy-eight and sixty-three hundredths (78.63) feet to a bolt set in the ground, being North 21 degrees 42 minutes 55 seconds East three hundred forty-three and nineteen hundredths (343.19) feet from the last mentioned rebar; thence by the following courses and distances by and along the line of a lot of land to be conveyed to Richard M. Hamblen: South 41 degrees 20 minutes 20 seconds East eight hundred eight and ninety-nine hundredths (808.99) feet to a bolt set in the ground; South 8 degrees 58 minutes 25 seconds West sixty and seventy-one hundredths (60.71) feet to a bolt set in the ground at the northerly terminus of a fifteen (15) foot wide right of way; South 41 degrees 55 minutes 45 seconds East one hundred eighty-six and fifty-four hundredths (186.54) feet by and along the Northeasterly side of said fifteen (15) foot wide right of way to a bolt set flush with the ground; South 8 degrees 58 minutes 25 seconds West fifty-eight and fifty hundredths (58.50) feet to a bolt set in the ground; South 45 degrees 51 minutes East one hundred ninety-two and zero tenths (192.0) feet to a bolt set in the ground at the Northerly corner of aforementioned lot of land to be conveyed to Robinson; thence South 43 degrees 07 minutes West by and along the Northwesterly line of said land of Robinson, one hundred sixty-four and ninety-five (164.95) feet to the point of beginning and containing 5.9 acres, more or less.

That portion of the above described which is situated within the limits of the Old Beech Hill road is subject to the rights of those that may have any rights in and over said road.

Subject to a fifteen (15) foot wide right of way included in the conveyance by deed of even date from Everett E. Hamblen and Richard B. Hamblen, said right of way bounded and follows, to wit:

Beginning at a bolt set in the ground on the division line between lands this day conveyed to Everett E. Hamblen and Richard M. Hamblen, being South 8 degrees 58 minutes 25 seconds West sixty and seventy-one hundredths (60.71) feet from a bolt set in the ground on said division line; thence South 41 degrees 55 minutes 45 seconds East by and along said land to be conveyed to Richard B. Hamblen, one hundred eighty-six and fifty-four hundredths (186.54) feet to a bolt set flush with the ground; thence South 8 degrees 58 minutes 25 seconds West by and along said land of Richard B. Hamblen, nineteen and thirty-three hundredths (19.33) feet to a point which is North 8 degrees 58 minutes 25 seconds East thirty-nine and seventeen hundredths (39.17) feet from a bolt set in the ground on aforementioned division line; thence North 41 degrees 55 minutes 45 seconds West one hundred ninety-eight and seventy-three hundredths (198.73) feet; thence North 48 degrees 04 minutes 15 seconds East fifteen and zero tenths (15.0) feet to the point of beginning.

References made to the following deeds:

1. Everett E. Hamblen to Patricia J. Hamblen dated June 26, 1987 and recorded in Hancock County Registry of Deeds in Book 1648, Page 207;

2. Everett E. Hamblen and Richard B. Hamblen to Everett E. Hamblen and Patricia J. Hamblen dated November 18, 1996 and recorded in Hancock County Registry of Deeds in Book 1611, Page 255.

Excepting from the above so much thereof as described in deed from Patricia J. Hamblen and Everett E. Hamblen to Jeremiah Robinson dated February 20, 2002 and recorded in Hancock County Registry of Deeds in Book 3267, Page 210.

Also conveying any land situated Easterly of the above described premises by virtue of Boundary Line Agreement between Richard Hamblen and Everett Hamblen as recorded in Hancock County Registry of Deeds in Book 2440, Page 180."

In said deed recorded at said Registry of Deeds in Book 4156, Page 24 a life tenancy was reserved to the grantors therein, Everett E. Hamblen and Patricia J. Hamblen. Everett E. Hamblen died January 8, 2023 a resident of said Tremont, and Patricia J. Hamblen died November 10, 2025 a resident of said Tremont.

HANCOCK COUNTY

④
R. James Collier