

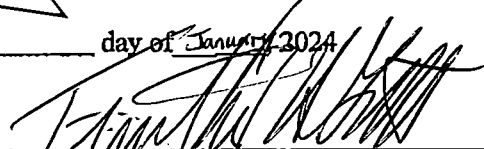
QUITCLAIM DEED WITH COVENANT

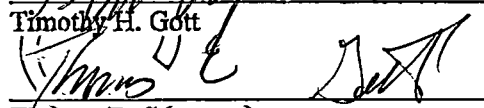
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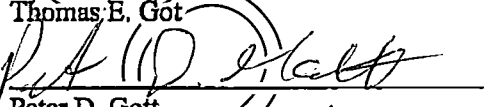
KNOW ALL BY THESE PRESENTS, that We, **TIMOTHY H. GOTT, THOMAS E. GOTT AND PETER D. GOTT**, with a mailing address of 110 Bass Harbor Road, Southwest Harbor, ME 04679 for consideration paid, **GRANT** to **JONATHAN S. PHELPS and HANNAH R. CHAMBERLAIN**, whose mailing address is 9 Robinson Hill Road, Southwest Harbor, Maine 04679 with **QUITCLAIM COVENANT**, as **JOINT TENANTS**, a certain lot or parcel of land, together with any improvements thereon, situated in the Town of Tremont, County of Hancock, State of Maine, described in Exhibit A incorporated hereto and made a part hereof.

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

WITNESS our hands and seals this 31 day of January, 2024



Timothy H. Gott


Thomas E. Gott


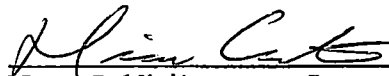
Peter D. Gott

STATE OF MAINE
COUNTY OF HANCOCK

January 31, 2024

Personally appeared the above named Timothy H. Gott, Thomas E. Gott and Peter D. Gott and acknowledged the foregoing instrument to be their free act and deed.

Before me,



Notary Public/Attorney at Law

Diane Carter

Notary: Print or Type Name
My Commission Expires:

DIANE CARTER
NOTARY PUBLIC
HANCOCK COUNTY
MAINE
MY COMMISSION EXPIRES MAY 9, 2024

DocId: 84405282 TX: 4266500



EXHIBIT A

A certain lot or parcel of land situated on the northerly side of Kelleytown Road in the Town of **TREMONT**, Hancock County, Maine, being Lot 8 on the subdivision plan entitled "Amendment #4 for Alder Lane Subdivision, Kelleytown Road, Tremont, Maine" dated November 24, 2021 recorded January 14, 2022 by Thomas W. Benson in the Hancock County, Maine, Registry of Deeds at File 49, No. 35.

Together with and as appurtenant thereto, a non-exclusive right of way for all purposes of a way including ingress, egress, and the installation, maintenance, repair and replacement of utility services as defined in 33 M.R.S. §458 or any corresponding provision of any future Maine law in, under, over and upon Alder Lane leading southerly to the Kelleytown Road, as shown on the noted Alder Lane Subdivision.

For source of title, reference is made to the following deeds: Timothy H. Gott, Thomas E. Gott and Peter D. Gott from Sylvia Gott, as Personal Representative of the Estate of Douglas A. Gott, in a deed dated October 23, 2012 and recorded at the Hancock County Registry of Deeds in Book 5930, Page 114 and Timothy H. Gott, Thomas E. Gott and Peter D. Gott from Sylvia Gott, in her individual capacity, in a deed dated November 20, 2012 and recorded in said Registry in Book 5933, Page 150.

HANCOCK COUNTY