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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

PROPERTY DISCLOSURE

Under Maine Law, certain information must be made available to buyers prior to or during preparation of an offer. This statement has been prepared to assist prospective buyers in evaluating this property. This disclosure is not a warranty of the condition of the property and is not part of any contract between Seller and any Buyer. Seller authorizes the disclosure of the information in this statement to real estate licensees and to prospective buyers of this property. The Seller agrees to provide prompt notice of any changes in the information and this form will be appropriately changed with an amendment date. Inspections are highly recommended.

DO NOT LEAVE ANY QUESTIONS BLANK. STRIKE, WRITE N/A OR UNKNOWN IF NEEDED.

SECTION I - WATER SUPPLY

TYPE OF SYSTEM: [X] Public [ ] Private [ ] Seasonal _____ [ ] Unknown
[ ] Drilled [ ] Dug [ ] Other _____

MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water system?

Pump (if any): ..... [X] N/A [ ] Yes [ ] No [ ] Unknown
Quantity: ..... [ ] Yes [X] No [ ] Unknown
Quality: ..... [ ] Yes [X] No [ ] Unknown

If Yes to any question, please explain in the comment section below or with attachment.

WATER TEST: Have you had the water tested? ..... [ ] Yes [X] No
If Yes, Date of most recent test: _____ Are test results available? .. [ ] Yes [ ] No
To your knowledge, have any test results ever:

a) Been reported as unsatisfactory or satisfactory with notation?..... [ ] Yes [X] No
b) Detected perfluoroalkyl and polyfluoroalkyl (PFA) substances? [ ] Yes [X] No

If Yes to (a) and/or (b) above, are test results available? ..... [ ] Yes [ ] No
What steps were taken to remedy the problem? _____

IF PRIVATE: (Strike Section if Not Applicable):
INSTALLATION: Location: _____
Installed by: _____
Date of Installation: _____
USE: Number of persons currently using system: _____
Does system supply water for more than one household? [ ] Yes [ ] No [ ] Unknown

Comments: **Public Water Supply. City of Ellsworth tests water supply.**

Source of Section I information: **Sellers and Public Records**

Buyer Initials _____ _____ _____ _____ Seller Initials BTF JCF _____ _____

Better Homes & Gardens Real Estate/The Masiello Group, 193 Main Street Ellsworth ME 04605 Phone: (207)667-7423 Fax: 207-610-1718 Beth and Skip Fendl
Julie Tilden
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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

SECTION II - WASTE WATER DISPOSAL

TYPE OF SYSTEM: ☒ Public ☐ Private ☐ Quasi-Public _____ ☐ Unknown

IF PUBLIC OR QUASI-PUBLIC (Strike Section if Not Applicable):

Have you had the sewer line inspected? ..... ☒ Yes ☐ No

If Yes, what results: _____

Have you experienced any problems such as line or other malfunctions? ..... ☒ Yes ☐ No

What steps were taken to remedy the problem? **Old clay pipe replaced with PVC in 1993.**

IF PRIVATE (Strike Section if Not Applicable):

Tank: ☐ Septic Tank ☐ Holding Tank ☐ Cesspool ☐ Other: _____

☐ Overboard Discharge (38 MRS Section 413(3) and (3-A))

Tank Size: ☐ 500 Gallon ☐ 1000 Gallon ☐ Unknown ☐ Other: _____

Tank Type: ☐ Concrete ☐ Metal ☐ Unknown ☐ Other: _____

Location: _____ OR ☐ Unknown

Date installed: _____ Date last pumped: _____ Name of pumping company: _____

Have you experienced any malfunctions? ..... ☐ Yes ☐ No

If Yes, give the date and describe the problem: _____

_____

Date of last servicing of tank: _____ Name of company servicing tank: _____

Leach Field: ..... ☐ Yes ☐ No ☐ Unknown

If Yes, Location: _____

Date of installation of leach field: _____ Installed by: _____

Date of last servicing of leach field: _____ Company servicing leach field: _____

Have you experienced any malfunctions? ..... ☐ Yes ☐ No

If Yes, give the date and describe the problem and what steps were taken to remedy: _____

_____

Do you have records of the design indicating the # of bedrooms the system was designed for? ☐ Yes ☐ No

If Yes, are they available? ..... ☐ Yes ☐ No

Is System located in a Shoreland Zone? ..... ☐ Yes ☐ No ☐ Unknown

Comments: **Public Sewer**

Source of Section II information: **Seller and Public Records**

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PROPERTY LOCATED AT: 61 Hancock St., Ellsworth, ME 04605

SECTION III - HEATING SYSTEM(S)/HEATING SOURCE(S)

Heating System(s) or Source(s)	SYSTEM 1	SYSTEM 2	SYSTEM 3	SYSTEM 4
TYPE(S) of System	**Cast iron steam radiators**			
Age of system(s) or source(s)	**Unknown**			
TYPE(S) of Fuel	**Oil**			
Annual consumption per system or source (i.e., gallons, kilowatt hours, cords)	**1,100 gals**			
Name of company that services system(s) or source(s)	**Dead River Co.**			
Date of most recent service call	**Nov. 2025 +/-**			
Malfunctions per system(s) or source(s) within past 2 years	**None**			
Other pertinent information	**Furnace serviced every year for 30 yrs.**			

Are there fuel supply lines? ..... [X] Yes [ ] No [ ] Unknown

Are any buried? ..... [ ] Yes [X] No [ ] Unknown

Are all sleeved? ..... [ ] Yes [X] No [ ] Unknown

Chimney(s): ..... [X] Yes [ ] No

If Yes, are they lined: ..... [ ] Yes [ ] No [X] Unknown

Is more than one heat source vented through one flue? ..... [ ] Yes [ ] No [X] Unknown

Had a chimney fire: ..... [ ] Yes [X] No [ ] Unknown

Has chimney(s) been inspected? ..... [X] Yes [ ] No [ ] Unknown

If Yes, date: **City inspected in 1995**

Date chimney(s) last cleaned: **Unknown**

Direct and/or Power Vent(s): ..... [ ] Yes [X] No [ ] Unknown

Has vent(s) been inspected? ..... [ ] Yes [ ] No [ ] Unknown

If Yes, date: **N/A**

Comments: **Sellers believe fire department said that the chimney is lined up to just below roof line.**

Source of Section III information: **To seller's knowledge, there is one flue shared by furnace and FP. FP is not used.**

SECTION IV - HAZARDOUS MATERIAL

The licensee is disclosing that the Seller is making representations contained herein.

A. UNDERGROUND STORAGE TANKS - Are there now, or have there ever been, any underground storage tanks on the property? ..... [ ] Yes [ ] No [X] Unknown

If Yes, are tanks in current use? ..... [ ] Yes [ ] No [X] Unknown

If no longer in use, how long have they been out of service? _____

If tanks are no longer in use, have tanks been abandoned according to DEP? [ ] Yes [ ] No [X] Unknown

Are tanks registered with DEP? ..... [ ] Yes [ ] No [X] Unknown

Age of tank(s): **N/A** Size of tank(s): **N/A**

Location: **There are no known underground storage tanks on the property.**

PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

What materials are, or were, stored in the tank(s)? **N/A**

Have you experienced any problems such as leakage: ..... ☐ Yes ☒ No ☐ Unknown

Comments: **There are no known underground storage tanks on the property.**

Source of information: **Sellers**

B. ASBESTOS - Is there now or has there been asbestos:

As insulation on the heating system pipes or duct work?	☒ Yes	☐ No	☐ Unknown
In the ceilings?	☐ Yes	☒ No	☐ Unknown
In the siding?	☐ Yes	☒ No	☐ Unknown
In the roofing shingles?	☐ Yes	☒ No	☐ Unknown
In flooring tiles?	☐ Yes	☒ No	☐ Unknown
Other: _____	☐ Yes	☐ No	☒ Unknown

Comments: **Asbestos insulation around some of the steam pipes. Some have been replaced by fiberglass.**

Source of information: **Sellers**

C. RADON/AIR - Current or previously existing:

Has the property been tested? ..... ☐ Yes ☒ No ☐ Unknown

If Yes: Date: _____ By: _____

Results: _____

If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ..... ☐ Yes ☐ No ☐ Unknown

Are test results available? ..... ☐ Yes ☐ No

Results/Comments: _____

Source of information: _____

D. RADON/WATER - Current or previously existing:

Has the property been tested? ..... ☐ Yes ☒ No ☐ Unknown

If Yes: Date: **N/A** By: **N/A**

Results: **N/A**

If applicable, what remedial steps were taken? **N/A**

Has the property been tested since remedial steps? ..... ☐ Yes ☐ No ☐ Unknown

Are test results available? ..... ☐ Yes ☐ No

Results/Comments: **City Water**

Source of information: **Sellers and Public Records**

E. METHAMPHETAMINE - Current or previously existing: ☐ Yes ☒ No ☐ Unknown

Comments: **There is no known methamphetamine on the property.**

Source of information: **Sellers**

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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

F. LEAD-BASED PAINT/PAINT HAZARDS - *(Note: Lead-based paint is most commonly found in homes constructed prior to 1978)*

Is there now or has there ever been lead-based paint and/or lead-based paint hazards on the property? .... Yes ☐ No ☐ Unknown ☒ Unknown (but possible due to age)

If Yes, describe location and basis for determination: _____

Do you know of any records/reports pertaining to such lead-based paint/lead-based paint hazards: ☐ Yes ☒ No

If Yes, describe: _____

Are you aware of any cracking, peeling or flaking paint? ..... ☐ Yes ☒ No

Comments: _____

Source of information: **Sellers**

G. OTHER HAZARDOUS MATERIALS - Current or previously existing:

TOXIC MATERIAL:	☐ Yes	☐ No	☒ Unknown
LAND FILL:	☐ Yes	☐ No	☒ Unknown
RADIOACTIVE MATERIAL:	☐ Yes	☐ No	☒ Unknown

Other: _____

Source of information: **There are no known hazardous materials on the property.**

Buyers are encouraged to seek information from professionals regarding any specific issue or concern.

SECTION V - ACCESS TO THE PROPERTY

Is the property subject to or have the benefit of any encroachments, easements, rights-of-way, leases, rights of first refusal, life estates, private ways, trails, homeowner associations (including condominiums and PUD's) or restrictive covenants? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Source of information: **Sellers**

Is access by means of a way owned and maintained by the State, a county, or a municipality over which the public has a right to pass? ..... ☒ Yes ☐ No ☐ Unknown

If No, who is responsible for maintenance? **N/A**

Road Association Name (if known): **N/A**

Source of information: **Sellers**

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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

SECTION VI – FLOOD HAZARD

For the purposes of this section, Maine law defines "flood" as follows:

(1) A general and temporary condition of partial or complete inundation of normally dry areas from:(a) The overflow of inland or tidal waters; or (b) The unusual and rapid accumulation or runoff of surface waters from any source; or

(2) The collapse or subsidence of land along the shore of a lake or other body of water as a result of erosion or undermining caused by waves or currents of water exceeding anticipated cyclical levels or suddenly caused by an unusually high water level in a natural body of water, accompanied by a severe storm or by an unanticipated force of nature, such as a flash flood or an abnormal tidal surge, or by some similarly unusual and unforeseeable event that results in flooding as described in subparagraph (1), division (a).

For purposes of this section, Maine law defines "area of special flood hazard" as land in a floodplain having 1% or greater chance of flooding in any given year, as identified in the effective federal flood insurance study and corresponding flood insurance rate maps.

During the time the seller has owned the property:

Have any flood events affected the property? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Have any flood events affected a structure on the property? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Has any flood-related damage to a structure occurred on the property? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Has there been any flood insurance claims filed for a structure on the property? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, indicate the dates of each claim: _____

Has there been any past disaster-related aid provided related to the property or a structure on the property from federal, state or local sources for purposes of flood recovery? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, indicate the date of each payment: _____

Is the property currently located wholly or partially within an area of special flood hazard mapped on the effective flood insurance rate map issued by the Federal Emergency Management Agency on or after March 4, 2002? ..... ☐ Yes ☒ No ☐ Unknown

If yes, what is the federally designated flood zone for the property indicated on that flood insurance rate map?

_____

Relevant Panel Number: _____ Year: _____ (Attach a copy)

Comments: _____

Source of Section VI information: **Firmette Fema Flood Map**

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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

SECTION VII - GENERAL INFORMATION

Are there any tax exemptions or reductions for this property for any reason including but not limited to: Tree Growth, Open Space and Farmland, Veteran's, Homestead Exemption, Blind, Working Waterfront?..... ☒ Yes ☐ No ☐ Unknown

If Yes, explain: **Homestead**

Is a Forest Management and Harvest Plan available?..... ☐ Yes ☒ No ☐ Unknown

Is the property subject to any of the following relating to shoreland zoning ordinances: a) A notice of violation issued by a municipal official or state agency; b) A pending enforcement action; c) Litigation; d) A court judgment; or e) A settlement or consent agreement?..... ☐ Yes ☒ No ☐ Unknown

If Yes, explain: _____

Equipment leased or not owned (including but not limited to, propane tank, hot water heater, satellite dish, water filtration system, solar panels, wind turbines): Type: **Propane Tank**

From Whom: **Dead River Co.**

Year Principal Structure Built: **1935** What year did Seller acquire property? **1993**

Roof: Year Shingles/Other Installed: **11/2020**

Water, moisture or leakage: **No**

Comments: _____

Foundation/Basement:

Is there a Sump Pump? ..... ☐ Yes ☒ No ☐ Unknown

Water, moisture or leakage since you owned the property: ..... ☒ Yes ☐ No ☐ Unknown

Prior water, moisture or leakage? ..... ☒ Yes ☐ No ☐ Unknown

Comments: **New gutters installed 2024. Since only minor leaks in heavy rain.**

Mold: Has the property ever been tested for mold? ..... ☐ Yes ☒ No ☐ Unknown

If Yes, are test results available? ..... ☐ Yes ☐ No

Comments: _____

Electrical: ☐ Fuses ☒ Circuit Breaker ☐ Other: _____ ☐ Unknown

Comments: _____

Has all or a portion of the property been surveyed? ..... ☐ Yes ☐ No ☒ Unknown

If Yes, is the survey available? ..... ☐ Yes ☐ No ☐ Unknown

Manufactured Housing - Is the residence a:

Mobile Home ..... ☐ Yes ☒ No ☐ Unknown

Modular ..... ☐ Yes ☒ No ☐ Unknown

Known defects or hazardous materials caused by insect or animal infestation inside or on the residential structure ..... ☐ Yes ☒ No ☐ Unknown

Comments: _____

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PROPERTY LOCATED AT: **61 Hancock St., Ellsworth, ME 04605**

KNOWN MATERIAL DEFECTS about Physical Condition and/or value of Property, including those that may have an adverse impact on health/safety: **None known**

Comments:

Source of Section VII information: **Sellers**

SECTION VIII - ADDITIONAL INFORMATION

ATTACHMENTS EXPLAINING CURRENT PROBLEMS, PAST REPAIRS OR ADDITIONAL INFORMATION IN ANY SECTION IN DISCLOSURE: ..... ☐ Yes ☒ No

Seller shall be responsible and liable for any failure to provide known information regarding known material defects to the Buyer.

Neither Seller nor any Broker makes any representations as to the applicability of, or compliance with, any codes of any sort, whether state, municipal, federal or any other, including but not limited to fire, life safety, building, electrical or plumbing.

As Sellers, we have provided the above information and represent that all information is correct. To the best of our knowledge, all systems and equipment, unless otherwise noted on this form, are in operational condition.

Signed by: Beth T. Fendl 11/11/2026		Signed by: John C. Fendl 11/11/2026	
SELLER DocuSigned by: 3AB5F8F3C5459...	DATE	SELLER 479A2F8B2B410...	DATE
Beth T. Fendl		**John C. Fendl**	
SELLER	DATE	SELLER	DATE

I/We have read and received a copy of this disclosure, the arsenic in wood fact sheet, the arsenic in water brochure, and understand that I/we should seek information from qualified professionals if I/we have questions or concerns.

BUYER	DATE	BUYER	DATE
BUYER	DATE	BUYER	DATE

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National Flood Hazard Layer FIRMette

FEMA

68°25'34"W 44°32'33"N



68°24'56"W 44°32'7"N

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Area of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- 513 Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

N

The pin displayed on the map is an approximate point selected by the user and does not represe an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 11/14/2026 at 6:39 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

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LEAD PAINT DISCLOSURE/ADDENDUM

AGREEMENT BETWEEN **Beth T. Fendl, John C. Fendl** (hereinafter "Seller")

AND _____ (hereinafter "Buyer")

FOR PROPERTY LOCATED AT **61 Hancock St., Ellsworth, ME 04605**

Said contract is further subject to the following terms:

Lead Warning Statement

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

(a) Presence of lead-based paint and/or lead-based paint hazards **(check one below):**

___ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

_____

_____

X Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the Seller **(check one below):**

___ Seller has provided the Buyer with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

_____

_____

X Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Buyer's Acknowledgment

(c) Buyer has received copies of all information listed above.

(d) Buyer has received the pamphlet Protect Your Family from Lead in Your Home.

(e) Buyer has **(check one below):**

___ Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or

___ Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgment

(f) Agent has informed the Seller of the Seller's obligations under 42 U.S.C. 4852(d) and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

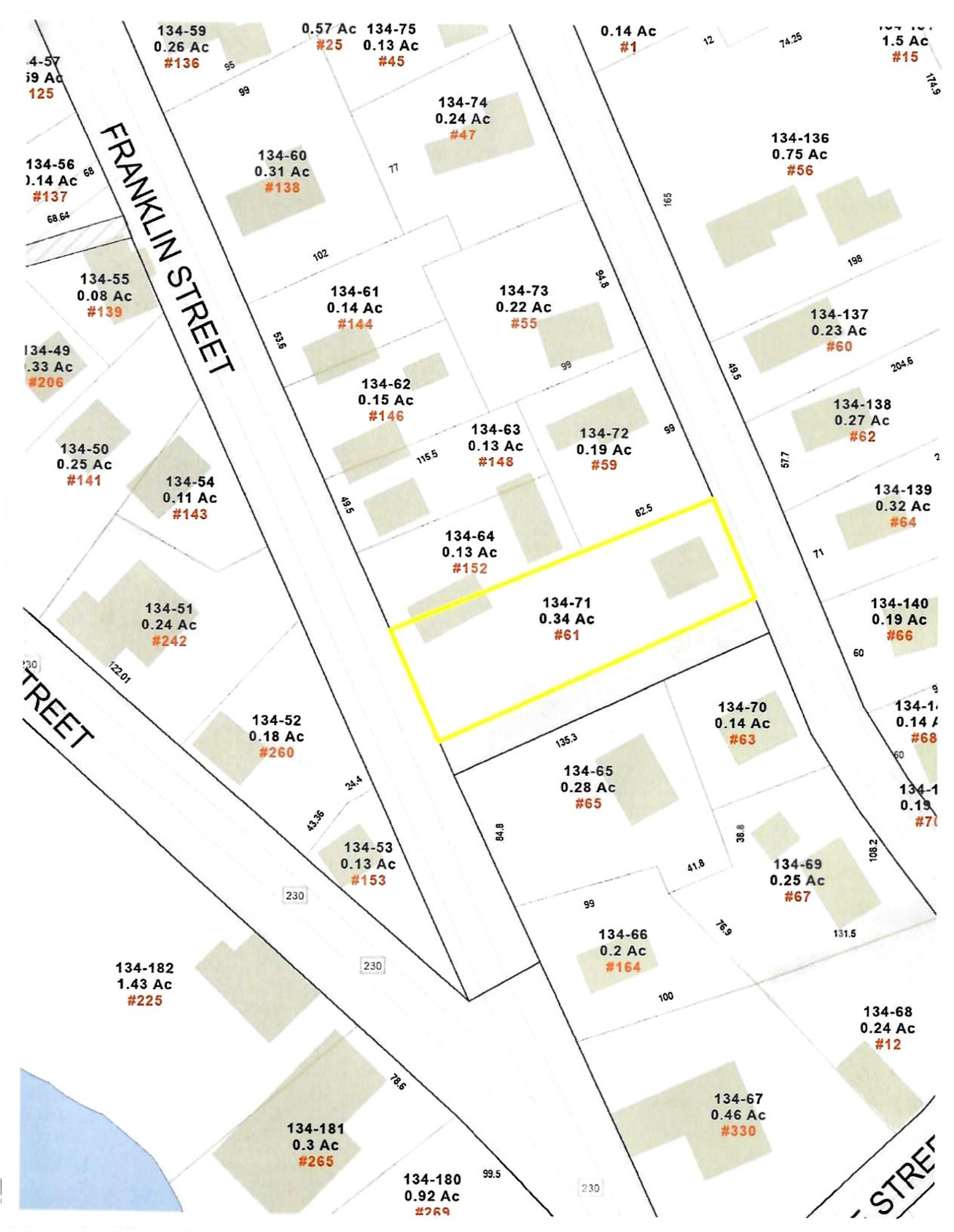
The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Buyer	Date	Signed by: Seller Beth T. Fendl	11/11/2026 Date
Buyer	Date	Seller John C. Fendl	11/11/2026 Date
Buyer	Date	Seller	Date
Buyer	Date	Seller	Date
Agent	Date	DocuSigned by: Agent Julie Tilden	11/11/2026 Date

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EQUAL HOUSING OPPORTUNITY


FRANKLIN STREET
134-59
0.26 Ac
#136
0.57 Ac
#25
134-75
0.13 Ac
#45
0.14 Ac
#1
1.5 Ac
#15
134-74
0.24 Ac
#47
134-60
0.31 Ac
#138
134-136
0.75 Ac
#56
134-56
0.14 Ac
#137
134-55
0.08 Ac
#139
134-61
0.14 Ac
#144
134-73
0.22 Ac
#55
134-137
0.23 Ac
#60
134-62
0.15 Ac
#146
134-138
0.27 Ac
#62
134-63
0.13 Ac
#148
134-72
0.19 Ac
#59
134-50
0.25 Ac
#141
134-54
0.11 Ac
#143
134-139
0.32 Ac
#64
134-64
0.13 Ac
#152
134-71
0.34 Ac
#61
134-140
0.19 Ac
#66
134-51
0.24 Ac
#242
134-52
0.18 Ac
#260
134-70
0.14 Ac
#63
134-65
0.28 Ac
#65
134-53
0.13 Ac
#153
134-69
0.25 Ac
#67
134-66
0.2 Ac
#164
134-182
1.43 Ac
#225
134-68
0.24 Ac
#12
134-67
0.46 Ac
#330
134-181
0.3 Ac
#265
134-180
0.92 Ac
230

BK2156PG254 15484

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that I, DOROTHY H. HASKELL, of Dublin Street, Machias, Washington County, Maine 04654, for consideration paid, GRANT to JOHN C. FENDL and BETH T. FENDL, husband and wife, both of 63 Hancock Street, Ellsworth, Hancock County, Maine 04605, with WARRANTY COVENANTS, as JOINT TENANTS, a certain lot or parcel of land, together with the buildings thereon, situated in Ellsworth, Hancock County, Maine, bounded and described as follows, to wit:

PARCEL NO. 1: The premises described in deed from Hazel H. Smith to Bertha M. Smith dated May 23, 1932, recorded in Book 637, Page 486 of the Hancock County, Maine, Registry of Deeds, wherein said premises are described as follows:

"five certain lots of parcels of land with the buildings thereon, situated in Ellsworth, Hancock County and State of Maine, which together comprise the homestead lot that was of the late George F. Haskell, described as follows, viz:

'FIRST AND SECOND LOTS:- 'Situated in Ellsworth aforesaid, and bounded on the west by a lot of land formerly owned by the said George F. Haskell, now deceased; bounded on the north by land now or formerly of Hosea Hamor; bounded on the east by Hancock Street and bounded on the south by Cross Street. Being same premises described in deed from Hollis I. Higgins to George F. Haskell, deceased, dated August 10, A.D. 1905 and recorded in Hancock County, Maine, Registry of Deeds in Book 425, Page 157, and more fully described as two lots in deed from Henry Tripp and Abby Tripp to Holli's I. Higgins, dated October 29, 1890 and recorded in Book 249, Page 61.

'THIRD, FOURTH AND FIFTH LOTS:- 'Situated in said Ellsworth and described as follows, to wit: A lot which Stephen Torrey mortgaged to Henry S. Jones by deed dated May 22, 1857 recorded in said Registry in Book 91, Page 109. Said mortgage was assigned to Moses Hale by George Parcher, Administrator of Henry S. Jones, June 1st, 1859. See Book 108, Page 453, and on the third day of November 1868 Moses Hale assigned the same to Lucinda J. Grindle, recorded in the Hancock Registry of Deeds Vol. 132, Page 205. Also a lot of land adjoining the above which Sumner Fifield deeded to Lucinda J. Grindle by deed

MAINE REAL ESTATE TRANSFER TAX PAID

HANCOCK COUNTY

dated April 23, 1867, and recorded in said Registry of deeds Vol 128, Page 355. ----------

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----------Also a lot adjoining the last described lot, which Sidney Fifield deeded to Lucinda J. Grindle by deed dated January 9, 1868 and recorded in Hancock Registry of Deeds Vol. 130, Page 431. The said three lots join and make one lot, which is bounded 7½ rods on Cross Street and 4 rods on Franklin Street. Being the same premises described in deed from Lucinda J. Grindle to George F. Haskell, deceased, dated May 13, A.D. 1876 and recorded in said Registry of Deeds in Vol. 152, Page 501.

Being all and the same premises described as conveyed in the deed from Robert F. Haskell to the Grantor herein, dated June 28th, A.D. 1921 and recorded in said Registry of Deeds in Book 561, Page 104."

PARCEL NO. 2: Premises described in deed from Sarah F. Dennett to Bertha M. Smith dated February 1, 1952, recorded in Book 744, Page 320 of the said Registry of Deeds, wherein said premises are described as follows:

"a certain lot or parcel of land situated in said Ellsworth, bounded and described as follows, to wit:-

Beginning at an iron pipe driven into the ground for a corner on the southern line of Cross street; thence S. 4° 04' West 66 feet to an iron post being the northeast corner of the Moor lot so-called; thence N. 85° 56' East 74.5 feet to an iron pipe driven into the ground on the westerly side of Hancock Street as now used; thence northerly by Hancock Street to its intersection with Cross Street; thence westerly along the southerly side of Cross Street to the point of beginning.

The above described premises are a part of the premises which were conveyed to Sarah F. Dennett by deed dated October 19, 1915 from Clara B. Frazier and recorded in the Hancock County, Maine, Registry of Deeds Volume 519, Page 160."

The premises are also subject to boundary line agreement between H. Theodore Smith and Malcolm E. Hinckley and Patti-Jean Grant, dated November 16, 1966 and recorded in Book 1275, Page 390 of said Registry of Deeds.

Reference may also be had to the Will of Bertha M. Smith, an Abstract of said Will being recorded in said Registry of Deeds, Book 812, Page 465 and to Deed of Distribution from Union Trust Company of Ellsworth, Personal Representative of the Estate of H. Theodore Smith to Dorothy H. Haskell dated February 21, 1992, recorded in Book 1913, Page 178 of said Registry of Deeds.

HANCOCK COUNTY

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

WITNESS my hand and seal this 23RD day of SEPTEMBER , 1993.

Witness: Timothy H. Haskell

DOROTHY H. HASKELL

STATE OF MAINE
HANCOCK, ss.

SEPTEMBER 23 , 1993

Then personally appeared the above named, DOROTHY H. HASKELL and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Cynthia F. Shoppe
Notary Public

My Commission Expires:

CYNTHIA F. SHOPPE
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES MARCH 28, 1994

SEAL

Print Name of Notary<>Affix Seal

Ptn. 8315
4-18

RECEIVED
93 SEP 24 AM 9:51
REGISTER OF DEEDS
HANCOCK COUNTY SS.
Mary Adams
REGISTER

A:\HASKELL (Deeds #2)

HANCOCK COUNTY