

KNOW ALL MEN BY THESE PRESENTS:
that we, HORACE A. LITTLE, of Ellsworth, Hancock County, State of Maine,
and CHARLES J. HURLEY, of Ellsworth, Hancock County, State of Maine,
Executors of the last will and testament of DONALD STUART, late of Ells-
worth, County of Hancock, State of Maine, deceased, testate, by virtue of
the authority to us given by the said DONALD STUART in his last will and
testament, in the capacity of Executors, as aforesaid, and in consideration
of THREE THOUSAND DOLLARS (\$3,000.00) to us paid by CHARLES K. FOSTER, JR.
and RUTH S. FOSTER, husband and wife, both of Ellsworth, aforesaid, the
receipt whereof is hereby acknowledged, do hereby SELL and CONVEY unto
the said CHARLES K. FOSTER, JR. and RUTH S. FOSTER, as joint tenants and
not as tenants in common, and their heirs and assigns, and the survivor
of them, and the heirs and assigns of the survivor of them, forever, the
following described real estate, which was the property of the said
DONALD STUART, situated in Ellsworth, County of Hancock, State of Maine,
and bounded as follows:

1/4 in common and undivided of a certain lot or
parcel of land, with the buildings thereon, situated
on the westerly side of State Street in Ellsworth,
Hancock County, Maine, and bounded and described
as follows, to wit:

The homestead property of the late Ann Stuart, formerly
the homestead of the late Arno Wiswell and being all
and the same premises described as conveyed in the deed
from Andrew P. Wiswell, Administrator of the estate
of Arno Wiswell, to Ann Stuart, dated April 28, 1883,
recorded in Book 187, Page 532 of the Hancock County
Registry of Deeds, in the deed from Sarah P. Wiswell
to Ann Stuart, dated April 28, 1883, recorded in Book
19, Page 531 of said Registry, and in the deed from
Julia J. Redman to Ann Stuart, dated October 31, 1890,
recorded in Book 425, Page 59 of said Registry, to
which deeds and the records thereof express reference
is hereby made for a more particular description of
said premises.

Excepting and reserving out of said premises and not
conveying a lot or parcel of land described as con-
veyed in the deed from Ann Stuart to Julia J. Redman,
dated October 31, 1890, recorded in Book 208, Page 388
of said Registry.

Ann Stuart died intestate November 8, 1908, leaving as
her only heirs-at-law, Mary C. Stuart, John A. Stuart,
Alexander D. Stuart and George B. Stuart.

BOOK 880 PAGE 428

BOOK 880 PAGE 428

George B. Stuart died intestate June 5, 1929, leaving as his only heir-at-law, Donald Stuart.

Alexander D. Stuart died testate July 8, 1941 and devised his interest in the above mentioned real estate to Mary C. Stuart and John A. Stuart, an abstract of his Will being recorded in Book 681, Page 557 of the Hancock County Registry of Deeds.

Donald Stuart conveyed his interest in the above entitled real estate to Mary C. Stuart and John A. Stuart by deed dated April 7, 1942, recorded in Book 686, Page 150 of said Registry.

John A. Stuart died intestate April 21, 1948, leaving as his only heirs-at-law, Mary C. Stuart, sister, and Donald Stuart, nephew, Donald Stuart being vested as of the date of his death with one-fourth in common and undivided of the above-mentioned real estate.

Together with any and all right, title and interest of the said DONALD STUART, in and to any property on the west side of State Street between the south line of the property above described and the north line of the property of Margaret M. Coolidge.

TO HAVE AND TO HOLD the above-granted premises unto the said CHARLES K. FOSTER, JR. and RUTH S. FOSTER, as joint tenants and not as tenants in common, and their heirs and assigns, and the survivor of them and the heirs and assigns of the survivor of them, forever.

AND we, the said CHARLES J. HURLEY and HORACE A. LITTLE, in our said capacity, do hereby covenant to and with the said CHARLES K. FOSTER, JR. and RUTH S. FOSTER, their heirs and assigns, that we are the lawful Executors of the last will and testament of the said DONALD STUART; that we have power under said will to sell as aforesaid; and that in making this conveyance, we have in all respects, acted in pursuance of the authority granted in and by the said last will and testament.

IN WITNESS WHEREOF, we, the said HORACE A. LITTLE and CHARLES J. HURLEY, in our said capacity of Executors as aforesaid have hereunto set our hands and seals, this seventh day of March in the year of our Lord one thousand nine hundred and sixty-one.

Signed, sealed and delivered in presence of



Horace A. Little
Horace A. Little

Charles J. Hurley
Charles J. Hurley, Executor of the will of Donald Stuart

STATE OF MAINE

HANCOCK, SS.

March 7, 1961

Then personally appeared the above-named HORACE A. LITTLE and CHARLES J. HURLEY and acknowledged the above instrument to be their free act and deed in their said capacity.

Before me,

[Signature]
Notary Public



STATE OF MAINE, HANCOCK COUNTY REGISTRY OF DEEDS
Rec'd *Mar. 8, 1961 at 10:30 a.m.* and recorded in book *880* Page *427*
by *Leone B. Patten* Registrar

HANCOCK COUNTY