

BOOK: OR 7204 PAGE:517, # OF PGS: 2
05/09/2022 08:40:13 AM INSTR#: 2022006101
JULIE A. CURTIS, REGISTER OF DEEDS
HANCOCK COUNTY MAINE
MAINE REAL ESTATE TRANSFER TAX PAID

T. W. B.

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT, I, CHALMA E. GREATOREX, SR., of Amherst, County of Hancock and State of Maine, whose mailing address is 662 Airline Road, Amherst, Maine 04605

In consideration of One-Dollar and Other Valuable Considerations

Paid by TIMOTHY W. BARRY, of Highland Plantation, County of Somerset and State of Maine, whose mailing address is 2515 Long Falls Dam Road, Highland Plantation, Maine 04961

The receipt whereof is hereby acknowledged, I do hereby give, grant, bargain, sell and convey, with warranty covenants, unto the said TIMOTHY W. BARRY, his heirs and assigns forever,

A certain lot or parcel of land, together with the buildings thereon, situated in Amherst, County of Hancock, State of Maine, bounded and described as follows, to wit:

Beginning at a 5/8 inch steel rod set in the north line of the County Road, so-called, or Route No. 9, said rod being located S 75 degrees 22'55" W, 83 feet, more or less, from the apparent southeast corner of land of said Grantor and land of Moody A. Foster (111/278); thence N 16 degrees 51'20" E along a strip of land retained by said Grantor, 323.9 feet, more or less, to a 5/8 inch steel rod to be set; thence S 75 degrees 17'10" W still along land retained by said Grantor 351.0 feet to a 5/8 inch steel rod set; thence S 8 degrees 47'55" W along a strip of land retained by said Grantor 300.9 feet to a 5/8 inch steel rod set in the northerly side line of said Route 9, said rod being located N 84 degrees 29'55" E, 94 feet, more or less, from the apparent southwest corner of said Grantor, and land of David Kenniston (1179/630); thence N 84 degrees 29'55" E along the northerly right of way line of said Route No. 9, 117.4 feet, more or less, to a 5/8 inch steel rod set; thence N 75 degrees 20'20" E along the north line of said Route No. 9, 132.8 feet, more or less, to a point; thence N 14 degrees 48'35" W along said right of way line of said Route No. 9, 19.0 feet, more or less, to a point; thence N 75 degrees 22'55" E continuing along said north right of way line of said Route No. 9, 52.8 feet, more or less, to the steel rod at the point of beginning.

Containing 2.15 acres, more or less.

Rebecca A. Cayford, Esq.
PO Box 827, Skowhegan, ME 04976
207-474-5928

Doc ID: 2022006101
TX: 4207534

The above description is based upon a survey by D & L Engineering, Inc., by David H. Brandt, Registered Land Surveyor, performed in July 1989 to Condition III, with exceptions to the Standards of Practice for Maine Land Surveyors. The above bearings are Magnetic and are based on M.D.O.T. Right of Way Map, dated 1978, for "State Highway 46, Amherst, Hancock Co. Sheet 5 of 6 recorded at Plan File 17, No. 48 (D.O.T. File No. S-147).

Being all and the same premises conveyed by Raylene J. Smith and Eric N. Smith to Chalma E. Greatorex, Sr. as described in a warranty deed dated June 23, 1994 and recorded in the Hancock County Registry of Deeds in Book 2283, Page 271.

WITNESS my hand and seal this 5th day of May, 2022.

Signed, Sealed and Delivered
In Presence of

Rebecca A. Cayford

Chalma E. Greatorex, Sr.
Chalma E. Greatorex, Sr.

State of Maine
Somerset, ss

May 5th, 2022

Personally appeared the above named **Chalma E. Greatorex, Sr.** and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Rebecca A. Cayford
Notary Public-Signature

Rebecca A. Cayford
Notary Public -- Printed Name