TRANSFER TAX PAID 98-402 # 2278

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that we, Annette Regan of Cape Neddick, in the County of York and State of Maine, and Reny Jacques, of Waterville, in the County of Somerset and State of Maine, in consideration of One Dollar ($1.00) and other valuable consideration, paid by Richard E. Hebert and Terry A. Hebert, of Fairfield, in the County of Kennebec and State of Maine, the receipt of which we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said Richard R. Hebert and Terry A. Hebert, their heirs and assigns forever, the property described in Exhibit A hereto incorporated herein by this reference.

001108

TO HAVE AND TO HOLD the aforegranted and bargained premises with all of the privileges and appurtenances thereof to the said Richard R. Hebert and Terry A. Hebert, their heirs and assigns, to them and their use and behoof forever.

AND WE DO COVENANT with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all encumbrances; that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, we, the said Annette Regan and Reny Jacques, have hereunto set our hands and seals this 11th day of February, 1994.

SIGNED, SEALED AND DELIVERED
in the presence of

David Foster

to both

Annette Regan

Annette Regan

Reny Jacques

Reny Jacques

STATE OF MAINE
Kennebec, ss.

February 11, 1994

SEAL

Personally appeared the above-named Annette Regan and Reny Jacques and acknowledged the above instrument to be their free act and deed.

Before me,

Nancy A. Feeney

Notary Public/Attorney at Law
Name:

NANCY A. FEENEY
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES APRIL 23, 2000

48-402

Exhibit A

A certain lot or parcel of land with the buildings thereon situate in said Waterville and bounded and described as follows, to wit:

Beginning at the intersection of the northerly line of Leighton Street with the westerly line of Front Street; thence northerly in the westerly line of from Street sixty-three and ninety-one hundredths (63.91) feet to a stone monument in said westerly line at the southeast corner of land now or fomerly owned or occupied by Austin Bragg; thence westerly in the southerly line of said Bragg land seventy-one and twenty-five hundredths (71.25) feet to a stone monument set in the ground; thence westerly twenty-eight and eighty-three hundredths (28.83) feet to a stone monument set in the ground seventy-five (75) feet from the northerly line of Leighton Street, measuring at right angles with said northerly line; thence southerly in a course which shall be at right angles with the northerly line; thence southerly in a course which shall be at right angles with the northerly line of Leighton Street seventy-five (75) feet to said northerly line; thence easterly in said northerly line of Leighton Street one hundred (100) feet to the point of beginning.

Meaning and intending to convey and hereby conveying the premises described in a Warranty Deed from Armosa Jacques to Annette Regan and Reny Jacques dated September 24, 1985, and recorded in the Kennebec County Registry of Deeds in Book 3755, Page 120.

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RECEIVED KENNEBEC SS.
94 FEB 11 PM 12: 02
ATTEST: [illegible]
REGISTER OF DEEDS