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Return to Grantee

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WARRANTY DEED
Statutory Short Form

010645

43-217

We, **DANA A. BOLDUC and MONICA A. BOLDUC** of Waterville, County of Kennebec, State of Maine, for consideration paid, grant and convey to **ELIZABETH R. JOHNSON** of Framingham, County of Middlesex, Commonwealth of Massachusetts, whose mailing address is 343 Hollis Street, Framingham, MA 01702, with Warranty Covenants, the real estate described as follows:

Certain lots or parcels of land, together with the buildings and improvements located thereon, situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

PARCEL ONE:

Commencing at a stone monument set in the westerly line of a proposed street leading southerly from Western Avenue which stone monument also marks the southeasterly corner of land formerly of Adelaide B. Meservey, now of one Hiram Haines; thence running westerly in and along the southerly line of said Meservey or Haines land; thence running westerly in and along the southerly line of said Meservey or Haines land and continuing in the same course westerly about one hundred thirty-nine (139) feet to a stone monument; thence southerly in a straight line fifty (50) feet to an iron pin; thence easterly in a straight line fifty (50) feet to an iron pin; thence easterly in a straight line parallel with the first mentioned boundary line about one hundred thirty-nine (139) feet to the westerly line of said proposed street; thence northerly in the westerly line of said proposed street to the point of beginning.

Also a right of way in common with others over said proposed street.

Subject to the following restrictions:

1. No huts, shacks or shanties shall be built or erected on said land.

2. No dwelling house shall be built or erected on said land that will cost when completed less than two thousand ($2,000.00) dollars.

3. No part of said dwelling house or any garage thereon shall be nearer to the westerly line of said proposed street than fifteen (15) feet at right angles therefrom.

4. No storehouse shall be placed on said land.

PARCEL TWO:

Beginning at the southwesterly corner of land of said grantee; thence in a northerly direction by the west line of said grantee one hundred thirty-nine (139) feet, more or less, to an iron pin driven in the ground; thence in a westerly direction parallel with the northerly line of a proposed street, which borders the land herein described, fifty (50) feet to an iron pin; thence in a southerly direction parallel to the first mentioned bound to said proposed street; thence by the northerly line of said proposed street to the point of beginning.

Also a right of way in common with others over said proposed street.

Subject to the following restrictions:

1. No huts, shacks or shanties shall be built or erected on said land.

2. No dwelling house shall be built or erected on said land that will cost when completed less than two thousand ($2,000.00) dollars.

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Gateway Barrow 12

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3. No part of said dwelling house or any garage thereon shall be nearer to the westerly line of said proposed street than fifteen (15) feet at right angles therefrom.

4. No storehouse shall be placed on said land.

Being the same premises conveyed to Monica A. Bolduc and Dana A. Bolduc by Quitclaim Deed from Monica A. Bolduc dated December 11, 2001, and recorded in the Kennebec County Registry of Deeds in Book 6769, Page 74.

WITNESS our hands and seals this 2nd day of April, 2003.

SEAL

Signed, Sealed and Delivered
in the presence of:

Dana A. Bolduc

Monica A. Bolduc

STATE OF MAINE
COUNTY OF Kennebec

Dated: April 2, 2003

Then personally appeared the above named Dana A. Bolduc and Monica A. Bolduc and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Notary Public
Print Name: Barbara H. Conda, Notary Public
State of Maine
My Commission Expires 2/4/2004

RECEIVED KENNEBEC SS.
2003 APR -7 AM 11:05
ATTEST:
REGISTER OF DEEDS