Doc # 20040020521
Book 8027 Page 0006

TRANSFER TAX PAID

DEED OF SALE BY PERSONAL REPRESENTATIVE
(Testate)
Maine Statutory Short Form

KNOW ALL MEN BY THESE PRESENTS,

That, Andrea Chamberlain of Clinton, in the County of Kennebec, State of Maine, duly appointed and acting Personal Representative of the **Estate of Darren S. Chamberlain**, deceased (testate), as shown by the probate records of the Kennebec County Probate Court, (Docket No. 2003-197) and having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale, by the power conferred by the Probate Code, and every other power, for consideration paid, grants to **Richard D. Small**, having a mailing address of 21 Newhall Street, Fairfield, in the County of Somerset, Maine 04937, a certain lot or parcel of land located in Benton, County of Kennebec and State of Maine, and being a portion of that land described in a deed from Stanley Shores to Joyce and Lawrence Clifford dated August 14, 1992, recorded in Book 4201 Page 137 of the Kennebec County Registry of Deeds, said parcel more particularly bounded and described as follows:

> Beginning at a #6 rebar set on the easterly sideline of the Albion Road, at the northwesterly corner of said Shores to Clifford deed; thence South 7° 25' 55" East, along said easterly sideline 300.00 feet to a #6 rebar set; thence North 89° 53' 20" East, 561.60 feet to a #6 rebar set at the northwesterly corner of land now or formerly owned by Alvin and Linda Gott, as described in Book 1676 Page 320 of said Registry, and on the southerly line of land now or formerly owned by Sherwin and Mabel Colson, as described in Book 828 Page 381 of said Registry; thence North 61° 46' 35" West, along said Colson line 144.23 feet to a #6 rebar set at said Colsons' southwest corner; thence North 31° 46' 30" East along said Colsons' line, 330.93 feet to a #6 rebar set at the southeast corner of land retained by Stanley Shores; thence South 88° 35' 20" West along said retained land, and land now or formerly owned by John and Joyce Shores as described in Book 2068 Page 344 and Book 3973

Page 170 of said Registry, 437.68 feet to a #6 rebar set at the southwesterly corner of said John and Joyce Shores; thence South 78° 35' 50" West, along land retained by Stanley Shores, 214.27 feet to the point of beginning.

The described parcel contains 4.13 acres.

Bearings are magnetic based on a 1992 observation.

#6 rebars are capped "G. B. Robinson PLS 1335", and were set as part of a Standard Boundary Survey for Lawrence and Joyce Clifford by G. B. Robinson/Surveyors, dated August 31, 1992.

Being the same premises described in the Quitclaim Release Deed from Lawrence E. Clifford to Andrea Chamberlain, Personal Representative of the Estate of Darren S. Chamberlain dated July 9th, 2004 to be recorded in the Kennebec County Registry of Deeds concurrently with this deed.

Witness my hand and seal this 9th day of July, 2004.

Signed, Sealed and Delivered
in the presence of

ESTATE OF DARREN S. CHAMBERLAIN

By _____
Andrea Chamberlain
Personal Representative

STATE OF MAINE
KENNEBEC, SS.
, 2004

Dated: July 9, 2004

Then personally appeared the above named Andrea Chamberlain, in her said capacity and acknowledged the foregoing instrument to be her free act and deed.

Before me,

_____
Notary Public
Print Name: ROBERT M. MARDEN
Attorney at Law/Notary Public, Maine
My Commission Expires: My Commission expires December 4, 2009

Received Kennebec SS.
07/09/2004 1:33PM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS