NANCY E HAMMOND, REGISTER OF DEEDS
Bk 19842 PG 644
Instr # 2026004903
02/13/2026 09:10:56 AM
Pages 2 YORK CO

DLN: 3509201

WARRANTY DEED

Maine Statutory Short Form

KNOW ALL MEN BY THESE PRESENTS,

That **STEPHEN L. SMITH** of Kennebunk, York County, Maine **and FRANCIS C. SMITH** of Rochester, Strafford County, New Hampshire, for consideration paid, grant to **JOSHUA J. TARDIF** of Lyman, York County, Maine, whose mailing address is: 57 Old Woods Road, Lyman, ME 04002 with **WARRANTY COVENANTS** the land in Kennebunk, known as West Kennebunk, York County, Maine, situated on the southwesterly side of the road leading from Kennebunk to Alfred and being particularly bounded and described as follows:

Maine R.E. Transfer Tax Paid

BEGINNING on the southwesterly side of said road at an iron pin set in the ground;

THENCE running south 51° west Four Hundred Feet (400') to a stone set in the ground at land now or formerly of Frederick B. Whitney et al;

THENCE running north 39° west by said land now or formerly of Whitney One Hundred Sixty Feet (160') to a stone post set in the ground at land now or formerly of Agnes T. Hindaugh;

THENCE running about north 51° east by said land now or formerly of Agnes T. Hindaugh Two Hundred Feet (200'), more or less, to a stone post set in the ground;

THENCE turning at right angles and running southeasterly Twenty Feet (20') to a stone post set in the ground;

THENCE running about north 51° east One Hundred Eighty Feet (180'), more or less by other land now or formerly of Agnes T. Hindhaugh to said road at a stone post set in the ground;

THENCE running southeasterly by said road One Hundred Forty-Three Feet (143'), more or less, to the point of beginning.

Being the same premises described in a Deed of Distribution by Stephen L. Smith and Francis C. Smith, Co-Personal Representatives of the Estate of James F. Smith to Stephen L. Smith and Francis C. Smith dated November 17, 2025 and recorded November 21, 2025 in the York County Registry of Deeds in Book 19791, Page 532.

WITNESS my hand this 3rd day of February, 2026.

Witness

Stephen L. Smith

Witness

Francis C. Smith

STATE OF MAINE
County of York, ss.

February 3, 2026

Personally, appeared the above-named Stephen L. Smith and Francis C. Smith and severally acknowledged the foregoing instrument be their free act and deed.

Before me,

Notary Public/Attorney at Law

EDWARD J. TITCOMB
NOTARY PUBLIC
State of Maine
My Commission Expires
November 15, 2028

Printed Name:

Please return to:
Law Office of Edward J. Titcomb
P.O. Box 311
Sanford, ME 04073

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