Bk 3074 Pg316 #7584
06-09-2003 @ 10:52a

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS that I, **PAULA M. RYTKY**, of Tenants Harbor, St. George, Knox County, Maine,

grant to **BRIAN D. STEWART** and **CHRISTA M. STEWART**, both of 14 Harlan Street, Chelsea, ME 04330, as **JOINT TENANTS**,

with **WARRANTY COVENANTS**

a certain lot or parcel of land situated in the **Town of Waldoboro, County of Lincoln**, State of Maine, bounded and described as follows:

Beginning at a stake at the South side of the County Road at line of land formerly of William H. Stahl; thence southerly by said Stahl's line fifty-six (56) rods to a stake; thence Easterly thirty-five (35) rods to a stake and stones; thence Northerly forty (40) rods to a stake at said County Road on the East bank of Spring Brook, so-called; thence Westerly by said County Road thirty-five (35) rods to the bound first mentioned.

Excepting and reserving, however, a certain lot or parcel of land conveyed by Dennis O. Stahl to Lorenzo Newbert by deed dated July 9, 1890 and recorded in the Lincoln County Registry of Deeds on August 15, 1894 in Book 296, page 43, and bounded and described as follows: Beginning at a stake and stone on the Rowell Road at the Northeast corner of land of William A. Eugley; thence South on said Eugley's land six (6) rods to a stake; thence East eight (8) rods to the East Bank of the Spring Brook, so-called; thence North four (4) rods to the Rowell Road to a stake and stone; thence on said road eight (9) rods to the first mentioned bounds.

Excepting and reserving, further, a certain lot or parcel of land conveyed by Dennis O. Stahl to William A. Eugley by deed dated July 9, 1890 and recorded in Lincoln County Registry of Deeds on October 30, 1896 in Book 298, Page 370, and bounded and described as follows: Beginning at a stake and stone on the Rowell Road, so-called; thence South six and one-half (6 ½) rods to a stake and stone; thence East sixteen (16) rods to a stake; thence North six (6) rods to the Rowell Road; thence on said road sixteen and one-half (16 ½) rods to the first mentioned bound.

Reference is made to deed of D & D Realty Trust to William E. Smith and Stacie Rytky-Smith dated August 1, 2001 and recorded in the Lincoln County Registry of Deeds, Book 2717, Page 171.

For further reference see deed of William E. Smith and Stacie Rytky-Smith to Paula M. Rytky dated April 13, 2003 and recorded in the Lincoln County Registry of Deeds, Book 3038, Page 135.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 3rd day of June, 2003.

c Brian + Christa Stewart
14 Harlan St.
Chelsea, ME. 04330

Witness

Paula M. Rytky

MAINE REAL ESTATE TRANSFER TAX PAID

STATE OF MAINE

County of Knox

June 3, 2003

Personally appeared the above named Paula M. Rytky and acknowledged the foregoing instrument to be her free act and deed. Before me,

Notary Public

Printed Name

BARBARA M. HARVEY
Notary Public, Maine
My Commission Expires August 9, 2008

Lincoln County Registry of Deeds

Marcia P. Silva

Marcia P Silva, Registrar