

DLN: 1002340240812

WARRANTY DEED

ROBERT P. MCEVOY and **DEBRA A. MCEVOY**, both of 156 Brooks Street, Medford, MA 02155, and **ROBERT P. MCEVOY, JR.**, of 33 Malta Street, Hull, MA 02045, and **RYAN M. MCEVOY** of 210 Powder House Blvd, Somerville, MA 02144

for consideration paid, grant to

MCEVOY MAINE PROPERTIES, LLC, a limited liability company organized and existing according to the laws of the State of Maine, and having mailing address of 156 Brooks Street, Medford, MA 02155,

with **WARRANTY COVENANTS**, the following described real estate, namely:

A certain lot or parcel of land, together with the buildings and improvements thereon and all appurtenances belonging thereto, situated in Bridgton, Cumberland County, State of Maine and being more particularly described in the Exhibit A attached hereto and made a part hereof

WITNESS our hands and seals this 3 day of ^{July}~~June~~, 2023

Robert P. M'Evoy
ROBERT P. MCEVOY

Debra A. M'Evoy
DEBRA A. MCEVOY

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF Plymouth, SS., ^{July}~~June~~ 3, 2023

Personally appeared the above named **ROBERT P. MCEVOY** and **DEBRA A. MCEVOY** and acknowledged the foregoing instrument to be their free act and deed,

Before me, Violet Vargas

Notary Public

Type, Print or Stamp Notary's name here →

My commission expires:

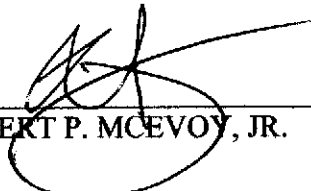


VIOLET VARGAS
Notary Public

Commonwealth of Massachusetts
My Commission Expires
May 3, 2030

WITNESS my hand and seal this

July
day of ~~June~~, 2023

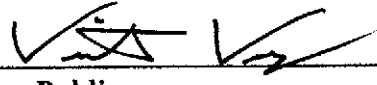


ROBERT P. MCEVOY, JR.

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF Plymouth, SS., ~~June~~ July 3, 2023

Personally appeared the above named ROBERT P. MCEVOY, JR., and acknowledged
the foregoing instrument to be his free act and deed,

Before me, 

Notary Public

Type, Print or Stamp Notary's name here →

My commission expires: _____



~~VIOLET VARGAS~~

~~Notary Public~~

~~Commonwealth of Massachusetts~~
~~My Commission Expires~~

~~May 3, 2030~~

WITNESS my hand and seal this

^{July}
day of ~~June~~, 2023

Ryan M. Mcevoy
RYAN M. MCEVOY

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF Plymouth, SS., ^{July}
~~June~~ 3, 2023

Personally appeared the above named RYAN M. MCEVOY and acknowledged the foregoing instrument to be his free act and deed,

Before me,

Violet Vargas
Notary Public

Type, Print or Stamp Notary's name here →

My commission expires:



VIOLET VARGAS
Notary Public
Commonwealth of Massachusetts
My Commission Expires
May 3, 2030

EXHIBIT A

Grantor: ROBERT P. MCEVOY, DEBRA A. MCEVOY,
ROBERT P. MCEVOY, JR., and RYAN M. MCEVOY
Grantee: MCEVOY MAINE PROPERTIES, LLC

Attached to and forming an integral part of the Warranty Deed from the above named Grantor to the above named Grantee, the real estate conveyed is described as follows:

A certain lot or parcel of land, together with the buildings and improvements thereon and all appurtenances belonging thereto, situated in Bridgton, Cumberland County, State of Maine, and being more particularly described as follows:

Lot 21 on a plan entitled "Moose Pond Lots in Bridgton, Maine" by Sawyer & Maxfield, Surveyors and Engineers, said plan being recorded in the Cumberland County Registry of Deeds at Plan Book 146, Page 36.

Also granting a certain easement for the construction and maintenance of septic, sewage, drainage and water pipes under the roadway, shown on said plan where it passes if it does so pass, between the boundaries of the parcel above conveyed as same may be needed or required to benefit the said parcel.

Also granting a certain non-exclusive right-of-way for purposes of ingress and egress over and along the land now occupied by the roadways shown on said plan, said right-of-way to be, at all times, subordinate to Grantors continued operation, repair and maintenance of a town road over said land.

Conveying hereby the same real estate that the Grantors acquired by deed from the Trustees of the Glenn C. Browning and Linda M. Browning Trust dated and recorded June 10, 2022, in said Registry of Deeds, Book 39489, Page 74