MAINE REAL ESTATE TAX-Paid

4448604

DEED OF SALE
BY
PERSONAL REPRESENTATIVE (TESTATE)

WALTER JOHN W. MURRELL, whose mailing address is 3010 South Hayden Street, Amarillo, Texas 79109, duly appointed and acting personal representative of the ESTATE OF LORNA W. MURRELL, whose will was duly admitted to probate in the Probate Court for Cumberland County, Maine, Docket No. 2026-0024, having given notice pursuant to the Maine Probate Code, by the power conferred by law, and every other power, for consideration paid, grants to LAURIE J. MARCELLO, whose mailing address is 836 Washington Avenue, Portland, Maine 04103, the real property in Portland, Cumberland County, Maine, bounded and described as follows:

A certain parcel of land situated on the easterly side of Webb Street and the westerly side of Terrace Avenue in the City of Portland, County of Cumberland, State of Maine being bounded and described as follows:
Beginning on the easterly sideline of Webb Street at land now or formerly of Richard McFarland as described in a deed recorded in Book 36217 Page 270 in the Cumberland County Registry of Deeds (CCRD);
Thence S 69° 04' 27" E, by and along land of Richard McFarland and land now or formerly of Adam P. Moses as described in a deed recorded in Book 32619 Page 26 CCRD, a distance of 140.00 feet to the westerly sideline of Terrace Avenue;
Thence S 20° 55' 33" W, by and along the westerly sideline of Terrace Avenue, a distance of 46.38 feet;
Thence N 69° 04' 27" W a distance of 47.55 feet;
Thence N 40° 03' 21" W a distance of 26.65 feet;
Thence S 49° 56' 39" W a distance of 19.67 feet;
Thence N 69° 04' 27" W a distance of 59.64 feet to the easterly sideline of Webb Street;
Thence N 20° 55' 33" E, by and along the easterly sideline of Webb Street, a distance of 49.92 feet to the Point of Beginning.
The parcel contains approximately 6,507 square feet.
Bearings are Grid North.
Reference is made to a plan entitled "Boundary Survey Webb Street Portland, Maine for: Laurie Marcello" dated October 2026 by Survey Inc.

Reference is also made to a deed from Maude L. Murrell to Walter F. Murrell & Lorna

DOC :48239 BK:42649 PG:166
RECEIVED - RECORDED, CUMBERLAND COUNTY REGISTER OF DEEDS
10/30/2026, 02:11:04P
Register of Deeds Jessica M. Spaulding E-RECORDED

W. Murrell dated April 7, 1988 and recorded in the Cumberland County Registry of Deeds in Book 8268, Page 74, and a deed from Walter F. Murrell to Walter F. Murrell and Lorna W. Murrell as joint tenants dated June 11, 1987 and recorded in said registry in Book 7818, Page 29.

Walter F. Murrell died July 24, 1998. Lorna W. Murrell was the surviving joint tenant.

Witness my hand and seal on October 27, 2026.

Witness:

Isis A Villarreal

Estate of Lorna W. Murrell

Walter John W. Murrell
By: Walter John W. Murrell,
Personal Representative

STATE OF TEXAS
Potter County

October 27, 2026

Then personally appeared the above-named Walter John W. Murrell and acknowledged the foregoing instrument to be his free act and deed, individually and in his said capacity as Personal Representative.

Before me,

Isis A Villarreal
Notary Public

Please type or print name of Notary: Isis A Villarreal

