NANCY E HAMMOND, REGISTER OF DEEDS
E-RECORDED **Bk 18520 PG 97**
Instr # 2021001944
01/12/2021 10:23:02 AM
Pages 2 YORK CO

Return to:
Lawrence Tarantino
Joyce Baslow
333 East 43rd Street #412
New York, NY 10017

Transfer Tax $965.00 **WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That **Jonathan W. Lyons**, of 129 Portland Avenue, Old Orchard Beach, ME 04064 for consideration paid, grants to **Lawrence Tarantino and Joyce Baslow**, of 333 East 43rd Street #412, New York, NY 10017 as joint tenants, with WARRANTY COVENANTS:

SEE ATTACHED EXHIBIT A

MEANING and INTENDING to describe and convey the same premises conveyed to the grantor herein by deed of Paul Burmeister and Gail Y. Burmeister dated 6/5/2008 and recorded at Book 15437, Page 30 in the York County Registry of Deeds.

Executed this 8 day of January, 2020. sm

Jonathan W. Lyons

State of Maine

County of York 1/8/2020 sm

Then personally appeared before me the said Jonathan W. Lyons and acknowledged the foregoing to be his voluntary act and deed.

Notary Public/Attorney at Law
Commission expiration:

SARA MERRILL
MY COMMISSION EXPIRES APRIL 24, 2025
NOTARY PUBLIC
MAINE

Maine R.E. Transfer Tax Paid

EXHIBIT A

A certain condominium unit situated in the **Town of Old Orchard Beach, County of York, State of Maine**, described as follows:

The Unit known and designated as **Unit No. 31** of "Beaver Creek Townhouse Condominium", as shown on a certain site plan and unit plans duly recorded in the York County Registry of Deeds on September 23, 1985 in Plan Book F-159, Page 1, together with an undivided percentage interest in the common areas of the condominium and all interest in the limited common areas appurtenant to that unit as specified upon the above referenced to site plan and as further specified in the Declaration of Condominium duly recorded in the York Registry of Deeds on September 23, 1985 in Book 3640, Page 174, as amended by Amendment, dated July 17, 1986 and recorded in said Registry in Book 3925, Page 173 and further amended by instrument dated March 16, 1990 and recorded in Book 5346, Page 277 of said Registry. Subject to all easements and restrictions and all other conditions as more particularly specified in the above Declaration of Condominium and the Amendments thereto.