MAINE REAL ESTATE
TRANSFER TAX PAID

BK14448 PGS 120 - 121 05/13/2022 02:01:27 PM
INSTR#: 2022011094 ATTEST: DIANE WILSON
RECEIVED KENNEBEC SS REGISTER OF DEEDS
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QUITCLAIM DEED WITH COVENANT
DLN: 1002240193439

Karen Lynn Godfrey, of 8 Hunts Drive, Windham, ME 04062 for consideration paid, GRANTS to **Kathy L. McGee**, of 23 Fieldstone Drive, Oakland, ME 04963, with quitclaim covenant, the real estate described as follows:

Property located in Oakland, County of Kennebec and state of Maine and further bounded and described as follows:

The Unit known and designated as Unit 23 in Fieldstone Landing Condominium, located in Oakland and Waterville, Kennebec County, State of Maine, as shown on the Condominium Plat prepared by Broken Stone Land Surveyors, Inc., entitled "Fieldstone Landing" and recorded in the Kennebec County Registry of Deeds in Plan File 2007-0067. Specific reference is made to the Declaration of Condominium for Fieldstone Landing Condominium under the Maine Condominium Act of Revised Statutes of the State of Maine, as amended, which Declaration is dated July 25, 2007, and is recorded in said Registry of Deeds in Book 9440, Page 1.

Any and all rights, easements, privileges, appurtenances and limited common elements belonging to the unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

Also subject to a Declaration of Restrictions dated May 8, 2007 and recorded in the Kennebec Registry of Deeds at Book 9346, Page 211.

Also subject to Storm Water Management Law Findings of Fact and Order dated April 30, 2007 and recorded in the Kennebec Registry at Book 9354, Page 231, Revision of said Storm Water Plan which is dated September 25, 2007 and recorded in said Registry at Book 9526, Page 206.

Being the same premises conveyed to Kathy L. McGee and Karen Lynn Godfrey by Warranty Deed from Fieldstone Landing, LLC on August 28, 2012 and recorded in the Kennebec Registry of Deeds Book 11147, Page 262.

WITNESS my hand and seal this 9TH **day of** MAY **, 2022.**

Karen Lynn Godfrey

Karen Lynn Godfrey

STATE OF MAINE
COUNTY OF KENNEBEC MAY 9 **, 2022**

Personally appeared the above-named Karen Lynn Godfrey and acknowledged the foregoing to be her free act and deed,

Before me,

Notary Public

Tracy L. Warren
Notary Public, Maine
My Commission Expires January 18,2023

Tracy L. Warren
Notary Public, Maine
My Commission Expires January 18, 2023