

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENT: That Dean A. Young of 364 Eastbrook Road, Franklin, ME 04634, for consideration paid grant(s) to Telegraph Road Forestry Company, Inc., 883 Bennoch Road, Old Town, ME 04468, with WARRANTY COVENANTS:

Two certain lots or parcels of land, together with any improvements thereon, situated in Steuben, County of Washington, State of Maine, bounded and described as follows, to wit:

PARCEL ONE:

Being all and the same premises bounded and described in a deed from Heather N. Batchelor to Jo A. Woodworth-Simpson, dated 8 September 2016 and recorded in the Washington County Registry of Deeds at Book 4304, Page 133, wherein said premises are described as follows:

"Beginning at a point marked by an iron pin on the easterly side of the Dyer's Bay Woods Road, so-called, at the general southwesterly corner of land of one Selma Smith and which beginning point is further described as being approximately two thousand two hundred (2,200) feet from the Rogers Point Road and which pin is near a large outcrop of ledge; thence south eighty-three degrees thirty minutes east (S 83° 30' E) a distance of three thousand two hundred sixty (3,260) feet, more or less, to another point marked by an iron pin; thence south six degrees thirty minutes west (S 6° 30' W) a distance of one thousand one hundred fifty (1,150) feet, more or less, to another point marked by an iron pin in small stream near an eighteen (18) inch rock maple tree; thence north eighty-three degrees thirty minutes west (N 83° 30' W) a distance of two thousand two hundred seventy (2,270) feet, more or less, to another point marked by an iron pin on the easterly side of the said Dyer's Bay Woods Road; thence in a generally northwesterly direction north thirty-two degrees west (N 32° W) a distance of one thousand three hundred twenty (1,320) feet, more or less, to the point of beginning; containing seventy-nine and six-tenths (79.6) acres, more or less, as described in the Steuben Town office on Map 12, Lot 79 books."

PARCEL TWO.

Being all and the same premises bounded and described in a deed from Heather N. Batchelor to Jo A. Woodworth-Simpson, dated 8 September 2016 and recorded in the Washington County Registry of Deeds at Book 4304, Page 134, wherein said premises are described as follows:

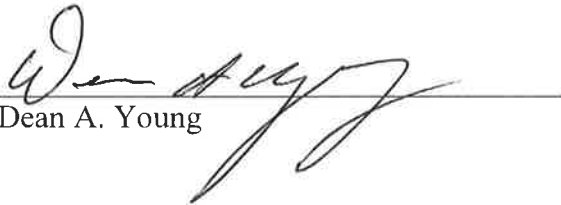
"Beginning at an iron pin at the intersection of the northerly sideline of the Dyer's Bay (Wood) Road, so called, and the easterly sideline of the Town Road leading from Steuben Village to District No. Four, thence northerly by and along the easterly sideline of the said Town Road 202.8 feet (road frontage) to an iron pin; thence South 62 degrees 16 feet East by and along a spotted line 1,455.5 feet, more or less to a post, thence South 81 degrees 40 feet East by and along a spotted line 2,086.5 feet, more or less, to a squared fir tree on the easterly line of land conveyed to Percy P. King by Ella B. Leighton dated February 24, 1940, recorded in the Washington County of Deeds, Book 428,

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Page 506; thence South 9 degrees West by along the easterly line of said Percy P. King land 483.3 feet to a post at the southeast corner of said Percy King lot; thence North 81 degrees West by and along a spotted line marking the southerly line of said Percy King land 2,086.2 feet to a post in the northerly sideline of the Dyer's Bay (Woods) Road, so called; thence northwesterly by and along the northerly side line of said Dyer's Bay (Woods) Road, so called, 1600 feet, more or less, to the point of beginning, containing 33.2 acres, more or less. Also conveying herewith all rights, easement, privileges and appurtenances now belonging to granted estate, as intended by Title 33, MRSA 773."

Reference is hereby made to a deed to Dean A. Young by virtue of a quitclaim deed from Jo A. Woodworth-Simpson dated 06/07/2017 and recorded at the Washington County Registry of Deeds in Book 4373, Page 303.

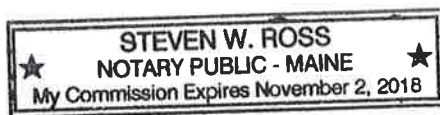
Executed this 22nd day of February, 2018.


Dean A. Young

State of Maine
County of Penobscot

February 22, 2018

Then personally appeared before me, the said Dean A. Young and acknowledged the foregoing to be his/her/their voluntary act and deed.




Notary Public/Justice of the Peace
Commission expiration:

Received
Recorded Register of Deeds
Feb 27, 2018 01:29:56P
Washington County
Sharon D. Strout