

EASEMENT DEED (Municipal Grantee)

Know all persons by these presents that, We, Fremont A. Merriam and Norma B. Merriam, of Naples, Cumberland County and State of Maine, with a mailing address of P. O. Box 1615, Naples, Maine 04055, (the Grantor herein), for consideration paid and without claim for money damages by the Town of Naples, a Municipal Corporation existing under the laws of the State of Maine, with a mailing address of P. O. Box 1757, Naples, Maine 04055 (the Grantee herein), the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the Town of Naples, its successors and assigns forever, a perpetual easement over the property located in Naples, Cumberland County, and State of Maine, bounded and described as follows:

A certain lot or parcel of land in the Town of Naples, County of Cumberland and State of Maine, being a **forty (40) foot wide right of way and easement** from the apparent northerly sideline of the Lamb's Mills Road, more fully described as follows:

Beginning at a point on the northerly sideline of said Lamb's Mills Road at the westerly sideline of the lot conveyed to the Grantors herein by recent deed of Frank J. Emond and Annette Emond;

Thence continuing in a northerly direction along said westerly sideline to an iron pipe found at the northwesterly corner of Grantors' land and the southwest corner of land of the Town of Naples;

Thence in an easterly direction along the northerly sideline of said Grantor's land and the southerly sideline of land of said Town of Naples a distance of forty (40) feet to a point;

Thence in a southerly direction, keeping a parallel distance of forty (40) feet from the said westerly sideline to the apparent northerly sideline of Lamb's Mills Road;

Thence westerly along Lamb's Mills Road a distance of forty (40) feet to the **point of beginning**.

This conveyance is made **together with the perpetual right and easement**, in common with the Grantors herein, their heirs and assigns, to pass and repass on foot and with vehicles at any and all times, and to construct, upgrade, repair and maintain a roadway, with all necessary fixtures and appurtenances, and to install, use, repair, maintain, replace and remove any and all utility service lines, poles, conduits, pipes and/or mains, with all necessary fixtures and appurtenances, by means of above or underground installation, above, across, under or through said easement.

Reference is made to Article 77 in the "Results of the June 12, 2002 Annual Town Meeting" in which it was voted to grant an easement over Town-owned land as identified on Map U-33, Lot 12 to Fremont Merriam with the provision that the Town be granted a right of way (to Lamb's Mills Road) over the property owned by Fremont Merriam.

Meaning and intending to convey and hereby conveying an easement over a portion of the premises conveyed to the Grantors herein by warranty deed of Frank J. Emond and Annette Emond dated of recent date and to be recorded in the Cumberland County Registry of Deeds.

To Have and to Hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Town of Naples, its successors and assigns forever, to it and their own use and behoof forever.

And we do covenant with the said Grantee, its successors and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances; that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, we, the said Fremont A. Merriam and Norma B. Merriam, relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set our hands and seals this July 16, 2002.

Signed Sealed and Delivered
in the presence of

[Signature]

Fremont A. Merriam by Norma B. Merriam POA

Fremont A. Merriam

[Signature]

Norma B. Merriam

Norma B. Merriam

State of Maine
County of Cumberland, ss.

July 16, 2002

Then personally appeared the above named Fremont A. Merriam and Norma B. Merriam and acknowledged the foregoing instrument to be their free act and deed.

My commission expires:

[Signature]
Notary Public/Maine Attorney at Law

Laurence P. Missis
Printed Name

CUMBERLAND COUNTY
John B. O'Brien

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