

N O T WARRANTY DEED N O T
A N A N
O F F I C I A L O F F I C I A L
ESTATE OF ~~GEORGE DENNIS TARDIFF, deceased,~~ whose will was duly admitted

to probate in the probate court for Penobscot County, Maine, as shown in the records of
Penobscot County Probate Court Docket #2018-525, by the powers conferred by law, and every
other power (in distribution of the estate) grants to **ELIZABETH MABURCHARD**, of Bradley,
County of Penobscot, State of Maine, and **THERESA M. WYZYKOWSKI**, of Bangor, County
of Penobscot, State of Maine, with Warranty Covenants, as joint tenants, the land situated in
Eddington, Penobscot County, State of Maine, the following described real estate:

A certain lot or parcel of land situated on the southwesterly side of Route 9 in the Town
of Eddington, County of Penobscot, State of Maine and more particularly described as
follows:

Beginning at a 3/4 inch rebar set on the southwesterly sideline of Route 9 marking the
most northerly corner of land now or formerly of Rowena M. Bourgeois as described in
deed from Frederick F. Shannon and Mary E. Shannon to Harold R. Bourgeois and
Rowena M. Bourgeois dated February 15, 1977 and recorded in the Penobscot County
Registry of Deeds in Volume 2724, Page 1;

thence South 58° 49' 25" West along the northwesterly line of said land of Rowena M.
Bourgeois a distance of 811.29 feet to a 3/4 inch rebar set;

thence continuing along the northwesterly line of said land of Bourgeois South 49° 26'
40" West a distance of 648.71 feet to a 3/4 inch rebar set marking the most westerly
corner of said land of Bourgeois;

thence South 32° 33' 10" East along the southwesterly line of said land of Bourgeois a
distance of 330.0 feet to a 3/4 inch rebar set marking the most southerly corner of land of
Bourgeois;

thence North 49° 26' 40" East along the southeasterly line of said land of Bourgeois a
distance of 648.71 feet to a 3/4 inch rebar set;

thence North 58° 49' 25" East along the southeasterly line of said land of Bourgeois a
distance of 233.61 feet to a 3/4 inch rebar set;

thence North 31° 10' 35" West through the said land of Bourgeois a distance of 128.98
feet to a 3/4 inch rebar set;

thence North 58° 49' 25" East through the said land of Bourgeois a distance of 385.0 feet
to a 3/4 inch rebar set;

thence North 32° 39' 00" West through the said land of Bourgeois a distance of 105.0 feet to a 3/4 inch rebar set; N A N

O F F I C I A L O F F I C I A L

thence North 61° 28' 00" East through the said land of Bourgeois a distance of 190.0 feet to a 3/4 inch rebar set on the southwesterly sideline of Route 9;

N O T N O T

thence in a northwesterly direction following along the southwesterly sideline of Route 9 following a curve to the left, with a radius of 14,274.0 feet, an arc length of 104.75 feet to the point of beginning, containing 8.87 acres. C O P Y

Being a portion of land described in deed of Frederick F. Shannon and Mary E. Shannon to Harold R. Bourgeois and Rowena M. Bourgeois dated February 15, 1977 and recorded in the Penobscot County Registry of Deeds in Volume 2724, Page 1. Harold R. Bourgeois is deceased and Rowena M. Bourgeois is surviving joint tenant.

Excepting and reserving herefrom the drainage rights taken by the State of Maine by its Notice of Layout and Taking dated November 15, 1961 and recorded in the Penobscot County Registry of Deeds in Volume 1811, Page 401.

Subject to an easement conveyed to New England Telephone and Telegraph Company by Harold R. Bourgeois and Rowena M. Bourgeois dated March 26, 1981, and recorded in the Penobscot County Registry of Deeds in Volume 3178, Page 214 to which reference is made for a particular description.

Bearings are based on magnetic north as observed in July 1994. This description was prepared by Jeffrey A. Rice, Professional Land Surveyor, July 30, 1994.

Being the same premises conveyed by Warranty Deed from Rowena M. Bourgeois to Denny Tardiff, dated October 5, 1994 and recorded in Volume 5731, Page 346 in Penobscot County Registry of Deeds.

Any and all other rights, easements, privileges and appurtenances belonging to the granted estate are hereby conveyed.

EXCEPTING AND RESERVING to the Grantor herein a sixty (60) foot right of way, for all purposes of a way, including ingress, egress and utilities, the northerly line of which runs along the northerly or northwesterly line of Grantor's land described in Volume 2724, Page 1, said right of way running a distance of two hundred (200) feet from Route 9 back in a generally southwesterly direction.

Witness our hand and seal this 10th day of October, 2019.

A N
O F F I C I A L
C O P Y

A N
O F F I C I A L
C O P Y

Jenica Lee
WITNESS

Elizabeth M. Burchard
ELIZABETH M. BURCHARD, Legal Heir/P.R.

Jenica Lee
WITNESS

Theresa M. Wzykowski
THERESA M. WZYKOWSKI, Legal Heir

STATE OF MAINE
Penobscot, ss.

October 10th, 2019

Personally appeared the above-named Elizabeth M. Burchard and Theresa M. Wzykowski and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Carol L. Violette
Attorney/Notary Public

Carol L. Violette
Notary Public, State of Maine
My Commission Expires November 21, 2025



No Transfer Tax Paid

**Susan F. Bulay, Register
Penobscot County, Maine**