

QUITCLAIM DEED WITH COVENANT

DANIEL M. LAY, having a mailing address of 611 Eastside Road, Hancock, ME 04640, as a free and unconditional gift, **GRANTS** to **DANIEL M. LAY** and **STACI L. LAY**, having the foregoing mailing address, as **JOINT TENANTS**, with Quitclaim Covenant, a certain lot or parcel of land, together with the buildings thereon, situated in the town of Hancock, Hancock County, Maine being more particularly described as follows:

Beginning at a #6 rebar with surveyor's identification #2099 set 1.2' above grade marking a point along the easterly property line of land owned by Virginia G. Johnson (also known as Virginia G. Gallison) as described in the deed from Mary E. Scott dated August 10, 1966 recorded in Book 1018, Page 36 and marking the southwestern corner of land owned by William H. Peake and Adeline J. Peake as described in the deed from Albert E. Springer dated November 24, 1969, recorded in Book 1089, Page 720; thence S 84° 00' 21" E along the land owned by Peake and occasionally generally following portions of an old dirt road a distance of 1935.11' to a point falling in the aforesaid dirt road at the westerly sideline of the town road known as the East Side Road, said point bearing N 84° 00' 21" W a distance of 66.83' from a #6 rebar with surveyor's identification #2099 set 1.3' above grade along the easterly sideline of the town road; thence continuing S 84° 00' 21" E along the land owned by Peake an approximate distance of 33' to the centerline of the aforesaid town road; thence in a generally southerly direction along the centerline of the road an approximate distance of 345' to a point marking the northeasterly corner of land owned by Joseph A. Tufts and Alice B. Tufts as described in the deed from Roy C. Huff dated January 1, 1991 recorded in Book 1844, Page 587; thence N 83° 40' 25" W along the land owned by Tufts an approximate distance of 35' to a 1" iron pipe found leaning 2.6' above grade bearing S 15° 03' 41" W a distance of 345.14' from the previously defined point falling in the dirt road; thence continuing N 83° 40' 25" W along the land owned by Tufts a distance of 434.15' to a 1" iron pipe found leaning 2.8' above grade;

thence S 13° 20' 43" W along the land owned by Tufts a distance of 99.59' to a 1" iron pipe found 1.1' above grade marking the northwest corner of other land owned by Joseph A. Tufts and Alice B. Tufts as described in the deed from Hester Carter Huff dated and recorded on July 21, 1981 recorded in Book 1412, Page 425; thence S 16° 06' 34" W along the land owned by Tufts a distance of 97.98' to a 1" iron pipe found 1.9' above grade marking the northwest corner of land owned by Loren H. Clarke, Bruce L. Carter and Lucille I. Clarke as described as the Third Lot in the deed from Lucille I. Clarke dated and recorded on September 24, 1993 recorded in Book 2157, Page 115; thence S 17° 30' 13" W along the land owned by Clarke a distance of 103.55' to a 1" iron pipe found loose and leaning marking the northwest corner of Clarke as described as the Second Lot in the aforesaid deed, said pipe also marking a corner along the northerly property line of land owned by Robert W. Clarke and Brenda L. Pendergist as described in the deed from Robert W. Clarke dated June 24, 1989 recorded in Book 1760, Page 18; thence N 83° 34' 34" W along the land owned by Clarke and Pendergist and generally following the remains of a wire fence a distance of 385.36' to a 1" solid steel rod found 2.0' above grade; thence S 11° 10' 21" W along the land owned by Clarke and Pendergist a distance of 55.13' to a 1" solid steel rod found 1.4' above grade; thence N 85° 11' 41" W along the land owned by Clarke and Pendergist and generally following the remains of a wire fence a distance of 890.30' to a 1" solid steel rod found 1.6' above grade, marking a point along the land owned by Boyd C. Osler et al. as described in the deed from Peter Curran, PR, dated January 10, 1994 recorded in Book 2210, Page 301; thence N 05° 15' 54" W along the land owned by Osler et al. a distance of 131.94' to a ¾" iron pipe found marking the southeast corner of land owned by Eamon A. Walsh and Deborah L. Walsh as described in the deed from Herve Holly and Estelle Holly dated September 2, 1993 recorded in Book 2150, Page 149; thence N 06° 06' 26" W along the land owned by Walsh a distance of 503.70' to a 1" solid steel rod found 1.0' above grade marking a point along the southerly property line of land owned by Johnson; thence N 84° 59' 25" E along the land owned by Johnson a distance of 33.00' to a #6 rebar with surveyor's identification #2099 set 1.2' above grade and falling in the aforesaid dirt road; thence N 06° 06' 26" W along the land owned by Johnson a distance of 79.05' to the point of beginning.

The above described premises contains 25.22 acres and is

based upon a plan entitled "Standard Boundary Survey of a Portion of the Estate of Roy C. Huff" dated June 17, 1995 and prepared by Horizon Surveying Company, V. Kelly Bellis, PLS to which further reference is expressly made.

The above described premises are subject to the rights of the public in and to so much of the premises falling within the right of way along the town road known as the East Side Road.

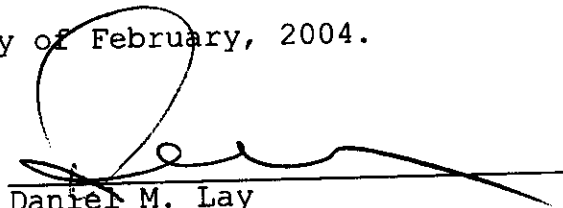
Reference may be had to the deed from William B. Blaisell, IV, Personal Representative of the Estate of Roy C. Huff, to Daniel M. Lay, dated September 29, 2000, and recorded in the Hancock County Registry of Deeds in Book 2968, Page 194.

SUBJECT, HOWEVER, to:

1. The Mortgage from Daniel M. Lay to First National Bank of Bar Harbor, dated June 3, 2003, and recorded in the Hancock County Registry of Deeds in Book 3633, Page 62; and
2. The Mortgage from Daniel M. Lay to Fleet Bank, dated October 14, 2003, and recorded in the Hancock County Registry of Deeds in Book 3814, Page 270.

Staci L. Lay is the spouse of said Daniel M. Lay.

WITNESS his hand this 12th day of February, 2004.



Daniel M. Lay

STATE OF MAINE
COUNTY OF HANCOCK

February 12, 2004

Personally appeared before me the above-named Daniel M. Lay and acknowledged the above instrument to be his free act and deed.

Claudia J. Kane
 Notary Public/~~Attorney-at-Law~~

Claudia T. Kane
 Printed Name of Notary

SEAL

Ret: Daniel Lay
 P.O. Box 608
 Bar Harbor, 04609