

Rec'd 2nd  
Decd 55  
10/17/50

## Know all men by these Presents,

**That** We, Phillips H. Deane, Alice M. Deane and Stephen R. Deane,  
by Alice M. Deane, guardian, all of Leeds, Androscoggin County, Maine

in consideration of one dollar and other valuable considerations

paid by Central Securities Corporation of Augusta, Kennebec County,  
Maine

the receipt whereof we do hereby acknowledge, do hereby give, grant,  
bargain, sell and convey, unto the said Central Securities Corporation

its Successors and Assigns forever,  
A certain lot or parcel of land in the town of Leeds, Androscoggin  
County, Maine bounded and described as follows:  
A strip of land four hundred (400) feet in width extending from our  
northerly to our southerly line, together with a triangular parcel  
lying to the south of the same and bounded, northerly by land now  
or formerly of Frank H. Herrick; easterly by a line parallel with  
and sixty-two and one-half feet (62 1/2) easterly of the survey line  
now staked out across our lot, the Herrick lot and the House lot and  
by land now or formerly of Walter B. House et als; southerly by land  
now or formerly of Walter B. House et als; westerly by a line parallel  
with and three hundred and thirty-seven and one-half (337 1/2) feet  
westerly of the above described survey line. Containing about ten  
and three-tenths (10.3) acres.

Phillips H. Deane derived title to the above described property by  
deed from S. Howard Deane, dated June 13, 1901, recorded in Andros-  
coggin Registry, Book 192, Page 49 and by deed from Herbert L. Grant  
dated March 24th, 1891, recorded in Androscoggin Registry, Book 144,  
Page 16.

Alice M. Deane and Stephen R. Deane derived their title to the above  
described property as sole heirs of S. Homer Deane.

Reserving to the grantors their heirs or assigns an easement or right  
of way across the above described parcel of land for lumbering and  
agricultural purposes, not to exceed twenty feet in width and to be  
located by the grantee its successors and assigns, in some location  
convenient for the said grantors their heirs or assigns, and which  
will not however interfere with the use of the said above described  
parcel in connection with the transmission of electric energy.

To have and to hold the aforegranted and bargained premises,  
with all the privileges and appurtenances thereof to the said

Central Securities Corporation, its Successors  
and Assigns, to its and their use and behoof  
forever.

And we do further warrant with the said Grantee, its Heirs  
and Assigns, that we are lawfully seized in fee of the premises;  
that they are free of all incumbrances;

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

Heirs and Assigns forever, against the lawful claims and demands  
of all persons.

In Witness Whereof, the said Phillips H. Deane,  
single, Alice M. Deane, single and Stephen R. Deane, single, by Alice  
M. Deane, guardian.

Handed over to the wife of the said

Witnessing in this deed as a witness and relinquishing and conveying  
the rights by disavowal and all the rights in the above described  
described premises have hereunto set their hands and seals this

17<sup>th</sup> day of October in the year of our Lord  
one thousand nine hundred and thirty.

Signed, Sealed and Delivered  
in presence of

B. J. Whitney

Phillips H. Deane  
Alice M. Deane  
Stephen R. Deane,  
by Alice M. Deane  
Guardian

State of Maine,

ss.

Androscoggin

October 17 1930

Personally appeared the above named Phillips H. Deane,

and acknowledged the above instrument to be his free act and  
deed.

Before me,

Bernard J. White  
Justice of the Peace

CPR

49

## Warranty Deed.

FROM

PHILLIPS H. DEANE ET AL.

TO

CENTRAL SECURITIES CORP.

DATED, October 17 1930

State of Maine.

ANDROSCOGGIN

ss: Registry of Deeds,

Received OCT 24 1930 193

at 11 H. 58 M. A. M. and

recorded in Book 408 Page 151

ATTEST:

William Young REGISTER

FROM THE OFFICE OF P. J. O. M. 51

BRIT & SALK Publishers, 45 Exchange Street, Portland, Maine

COMPARED

1158