

(WARRANTY DEED)

Know all Men by these Presents,

That **Border Trust Company**, (hereinafter the **Grantor**) a company in the County of Kennebec, State of Maine, whose mailing address is **P.O. Box 220, So. China, Maine 04358** for the consideration of landscaping provided by **The Inhabitants of the City of Augusta**, (hereinafter the **Grantee**) a body corporate and politic located in Kennebec County, State of Maine, whose mailing address is **16 Cony Street, Augusta, Maine 04330**, in receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell, and convey unto the said City of Augusta its successors and assigns forever, a certain parcel of land on the south side of Cony Street in Augusta, more particularly bounded and described as follows:

DESCRIPTION

THAT tract of land located on the southerly side of Cony Street and the easterly side of Arsenal Street in the City of Augusta, County of Kennebec, State of Maine, being more particularly described as follows:

BEGINNING at a 5/8 inch rebar set flush with the ground in 1989 on the easterly right-of-way line of Arsenal Street. Said point of beginning being N 12°21'17" E along the easterly right-of-way line of Arsenal Street and 272.05 feet from a 3/4 inch pipe found flush with the ground.

THENCE northeasterly along a curve concave to the southeast having a radius of 43.00 feet and a length of 32.53 feet to a 5/8 inch rebar set flush with the ground in 1989 at the southerly right-of-way line of Cony Street. The chord along this curve is N 60°25'33" E and 31.76 feet.

THENCE S 68°48'04" E along the southerly right-of-way line of Cony Street, a distance of 89.44 feet.

THENCE N 21°11'56" E along the right-of-way line of Cony Street, a distance of 0.11 feet.

THENCE southeasterly along a curve concave to the southwest having a radius of 80.21 feet and a length of 26.69 feet. The chord along this curve is S 58°57'56" E and 26.57 feet.

THENCE N 69°34'06" W and 111.04 feet.

THENCE S 74°03'36" W and 30.96 feet back to the point of beginning.

MEANING and intending to convey 730 square feet of land as shown on plan entitled "PROPOSED SITE WORK, CITY OF AUGUSTA, CONY STREET & ARSENAL STREET, AUGUSTA, KENNEBEC COUNTY, MAINE" by Coffin Engineering & Surveying, LLC, dated May 15, 2000, revised July 10, 2000. All directions are Magnetic North 1999.

This deed description prepared by Kane P. Coffin, PLS 1292, an agent of Coffin Engineering & Surveying.

IN WITNESS WHEREOF, the said **Border Trust Company** has hereunto set its hand and seal this 9th day of August, 2000.

By: 
James P. Violette, Jr.
President & CEO
Border Trust Company

Then personally appeared the above-named James P. Violette, Jr. and acknowledged the foregoing instrument to be his free act and deed.

Before me, 
Name: _____
Notary Public/Attorney-at-Law

Commission expires: _____

Cyndi D. Stinchfield, Notary Public
State of Maine
My Commission Expires 8/9/2005



City Council
of the
City of Augusta, Maine

July 21, 2008

TITLE: Acceptance – Right of Way for Cony Street and Cony Circle

ORDERED, That a portion of land adjacent to the existing southerly right of way line of Cony Street be accepted as additional right of way for Cony Street and Cony Circle. This portion of land is shown on a Maine Department of Transportation right of way map for Cony Circle, Augusta, Kennebec County, State Project 15214.00, Sheet 1 of 5, on file in the office of the Maine Department of Transportation at Augusta, File No. 6-421. The boundary of this portion of land is more particularly described in a deed from Border Trust Company to the Inhabitants of the City of Augusta dated July 1, 2008 to be recorded in the Kennebec County Registry of Deeds.

123

Introduced by:

Moved By:

Sec'd By:

A TRUE COPY

ATTEST *Barbara E. Wardwell*
Barbara E. Wardwell, City Clerk
Augusta, Maine

DATE *August 11, 2008*

123
CITY COUNCIL
City of Augusta, Maine

	Yea	Nay
Byron		
Doore		
Paradis		
O'Brien		
*Rollins		
*Coffin		
*Munson		
*Stokes		
Mayor	-	-
Total		

Title: Acceptance - Right of Way for
Cony Street and Cony Circle

Read and Passed

Date: July 21, 2008

Moved by: Doore Yeas: 7
Sec'd. By: Coffin Nays: 0

ATTEST:

Barbara C. Wadsworth
CITY CLERK

	Yea	Nay
Byron	x	
Doore	x	
Paradis	-	-
O'Brien	x	
*Rollins	x	
*Coffin	x	
*Munson	x	
*Stokes	x	
Mayor	-	-
Total	7	0

	Yea	Nay
Byron		
Doore		
Paradis		
O'Brien		
*Rollins		
*Coffin		
*Munson		
*Stokes		
Mayor		
Total		

	Yea	Nay
Byron		
Doore		
Paradis		
O'Brien		
*Rollins		
*Coffin		
*Munson		
*Stokes		
Mayor		
Total		

SECOND READING

Date: _____, 20

Read and Passed ---

Moved By: _____ Yeas: _____
Sec'd. By: _____ Nays: _____

ATTEST:

CITY CLERK

*Council At-Large

	Yea	Nay
Byron		
Doore		
Paradis		
O'Brien		
*Rollins		
*Coffin		
*Munson		
*Stokes		
Mayor		
Total		

	Yea	Nay
Byron		
Doore		
Paradis		
O'Brien		
*Rollins		
*Coffin		
*Munson		
*Stokes		
Mayor		
Total		

**NO TRANSFER
TAX PAID**

WARRANTY DEED

KNOW ALL BY THESE PRESENTS, that **BORDER TRUST COMPANY**, a Maine corporation with an office at 227 Water Street, Augusta, Maine 04330 ("Grantor"), for the consideration of certain site entrance improvements to be constructed by the Maine Department of Transportation as shown on Sheet 30 of construction plans for Maine Department of Transportation Project No. 15214.00, on file at its offices in Augusta, Maine, grants to **THE INHABITANTS OF THE CITY OF AUGUSTA** ("Grantee"), a body corporate and politic located in Kennebec County, State of Maine, whose mailing address is 16 Cony Street, Augusta Maine 04330, with Warranty Covenants, certain property located in the City of Augusta, County of Kennebec, State of Maine more particularly bounded and described as follows:

BEGINNING at land of Grantor at a point on the easterly right of way line of Arsenal Street at Arsenal Street Baseline Station 10+75.00, 29.05' Left, as shown on a Maine Department of Transportation right of way map for Cony Circle, Augusta, Kennebec County, State Project 15214.00, Sheet 1 of 5, on file in the office of the Maine Department of Transportation at Augusta, File No. 6-421;

THENCE northeasterly a distance of 37.97' to a point at Cony Street Baseline Station 97+11.75, 45.58' Right, as shown on the beforementioned right of way map;

THENCE southeasterly a distance of 67.23' to a point at Control Baseline Station 497+78.94, 13.00' Right, said point also being at Cony Street Baseline Station 97+78.98, 45.34' Right, as shown on the beforementioned right of way map;

THENCE continuing southeasterly along a curve concave to the southwest having a radius of 87.00' and a length of 75.34', as shown on the beforementioned right of way map;

THENCE continuing southeasterly along a curve concave to the southwest having a radius of 371.00' and a length of 49.75', as shown on the beforementioned right of way map;

THENCE continuing southeasterly along a curve concave to the southwest having a radius of 87.00' and a length of 6', more or less, to a point on the westerly right of way line of Cony Circle at Control Baseline Station 499+24+, 13.00' Right, as shown on the beforementioned right of way map;

Thence returning northwesterly along the existing westerly right of way of Cony Circle and southerly right of way of Cony Street and southwestwesterly along the easterly right of way line of Arsenal Street a total distance of 259', more or less, to the point of beginning.

Meaning and intending to convey an irregular strip of land along the southerly side of Cony Street and westerly side of Cony Circle containing 1,990 square feet, more or less, shown as Parcel No. (1) on a Maine Department of Transportation right of way map for Cony Circle, Augusta, Kennebec County, State Project 15214.00 on file in the office of the Maine Department of Transportation at Augusta, File No. 6-421.

3) *City of Augusta*

ALSO CONVEYING A CONSTRUCTION AND MAINTENANCE EASEMENT over, across, under and through a portion of land of Grantor with the perpetual right to enter upon land outside of and adjoining the southerly line of Cony Street to construct and forever maintain a highway structure within the limits defined by the "CONSTRUCTION AND MAINTENANCE EASEMENT LIMITS" at the location shown on the beforementioned right of way map:

<u>Type</u>	<u>Location</u>	<u>Area</u>
Highway Guide Sign	Sta. 497+90, 25' Rt. to Sta. 498+10, 25' Rt.	195± Sq. Ft.

Reference is made to that certain deed from Keybank National Association to Grantor dated January 26, 2000 and recorded in the Kennebec County Registry of Deeds in Book 6142, Page 215. Reference also is made to that certain deed from Grantor to The Inhabitants of the City of Augusta dated August 9, 2000 and recorded in the Kennebec County Registry of Deeds in Book 7588, Page 205.

IN WITNESS WHEREOF, the parties have executed this instrument as of this

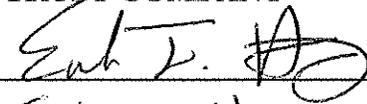
1ST day of July, 2008.

WITNESSED:

GRANTOR:



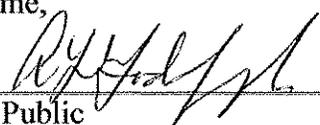
Roger White

BORDER TRUST COMPANY
By: 

Name: Earle F. Harvey
Its: President + CEO

STATE OF MAINE
COUNTY OF Kennebec, SS.

On this 1ST day of July, 2008, personally appeared the above named Earle F. Harvey as PRESIDENT & C.E.O. of BORDER TRUST COMPANY and acknowledged the foregoing to be his/her free act and deed in his/her said capacity and the free act and deed of said corporation.

Before me,


Notary Public
Name: ALBERT L. GODFREY, JR.
Commission Expires: Jan. 4, 2015

