

Order 297-15/16

Passage: 9-0 on 6/6/2016

Effective 6/16/2016

ETHAN K. STRIMLING (MAYOR)
BELINDA S. RAY (1)
SPENCER R. THIBODEAU (2)
EDWARD J. SUSLOVIC (3)
JUSTIN COSTA (4)

**CITY OF PORTLAND
IN THE CITY COUNCIL**

DAVID H. BRENERMAN (5)
JILL C. DUSON (A/L)
JON HINCK (A/L)
NICHOLAS M. MAVODONES, JR (A/L)

**ORDER ACCEPTING THE DONATION OF LAND
ON RIVERVIEW STREET FROM DIVERSIFIED PROPERTIES, INC.**

ORDERED, that the City hereby accepts the donation of real property on Riverview Street as described in the attached Exhibit A; and

BE IT FURTHER ORDERED, that the Quitclaim Deed with Covenant regarding such donation is hereby approved substantially in the form attached.

QUITCLAIM DEED WITH COVENANT

KNOW ALL PERSONS BY THESE PRESENTS, that **DIVERSIFIED PROPERTIES, INC.**, a Maine Corporation, whose principal place of business in the City of Portland, County of Cumberland and State of Maine, with a mailing address: Post Office Box 10127, Portland, Maine, 04104, (" Grantor").

For Consideration Paid, GRANT with QUITCLAIM COVENANT to:

CITY OF PORTLAND, a body politic and corporate, and existing under the laws of the State of Maine, and located in the City of Portland, County of Cumberland and State of Maine,

A certain lot or parcel of land situated on Riverview Street, in the City of Portland, County of Cumberland, State of Maine; said lot being bounded and described as follows:

SEE **Exhibit "A"** ATTACHED HERETO AND MADE A PART HEREOF. Meaning and intending to convey a portion of property acquired by the grantor by deed recorded in the Cumberland County Registry of deeds, Book: 32755 Page: 299.

IN WITNESS WHEREOF, the said DIVERSIFIED PROPERTIES INC. has caused this instrument to be signed in its corporate name and sealed with its corporate seal by James M. Wolf, it's, President, there unto duly authorized this ____ day of _____ 2016.

WITNESS his hand this _____ day of _____ 2016

Witness

Diversified Properties INC.
P O Box 10127
Portland, ME 04104

STATE OF Maine
Cumberland, SS. (county)

Date: _____, 2016

Then personally appeared the above-named **James Wolf, in his capacity as President of the above Diversified Properties INC.** and acknowledged the foregoing instrument to be his free act and deed of said Diversified Properties Inc.

Before me,

Notary Public
Printed Name: _____
Commission Expires: _____

EXHIBIT A

A certain lot or parcel of land, located along Riverview Street in the City of Portland, Cumberland County, State of Maine, more particularly bounded and described as follows:

BEGINNING at the southwesterly corner of Lot 33 as shown on a plan titled "Plan of Capisic Heights Portland, ME Surveyed Jan, 1913" by A.E. Skillin, Surveyor and recorded at the Cumberland County Registry of Deeds in Plan Book 12, Page 75, said point located along a one foot strip of land as shown on said plan and described in a deed from Cora M. Edwards to the City of Portland dated February 28, 1945 and recorded at said Registry in Deed Book 1826, Page 435;

THENCE N 21° 57' 14" E 87.50 feet along said one foot strip, the westerly line of Lots 33, 31, and 29 as shown on said plan to a point at the most southwesterly corner of Lot 27 as shown on said plan,

THENCE N 26° 26' 50" E 3.27 feet along said one foot strip and the westerly line of Lot 27 to a point;

THENCE S 73° 45' 24" E 114.42 feet through said Lot 27 and running parallel with the southerly line of Lot 27 to a point along the westerly line of Riverview Street;

THENCE S 16° 14' 36" W 133.45 feet along the westerly line of Riverview Street to a point along said one foot strip, said point located at the southerly corner of Lot 33;

THENCE N 54° 31' 15" W 131.02 feet along said one foot strip and the southwesterly line of Lot 33 to the **POINT OF BEGINNING**.

Said lot or parcel of land contains 13,430 square feet, more or less.

Bearings herein described are referenced to Grid North, Maine State Plane Coordinate System, NAD 83, West Zone as shown on a plan titled "Plan of Donation of Property 51 Riverview Street Portland, Maine made for Diversified Properties P.O. Box 10127 Portland, Maine" by Rex J. Croteau, PLS #2273 of Titcomb Associates 133 Gray Road, Falmouth, Maine 04105 dated April 12, 2016, to be recorded at said Registry of Deeds.