QUITCLAIM DEED
WITH COVENANT

DLN 1002240184692

DANIEL G. AIKEN, of Lincoln, County of Penobscot and State of Maine, for consideration paid, GRANTS to **DANIEL G. AIKEN, TRUSTEE OF THE DANIEL G. AIKEN LIVING TRUST established August 6, 2012 and restated September 15, 2020 by Daniel G. Aiken, also known as Daniel Geagan Aiken (The Trustmaker)**, with QUITCLAIM COVENANT, the following described real estate together with any improvements thereon:

PARCEL ONE: (House) A certain lot or parcel of land, with all buildings and improvements now located thereon, situated in Lincoln, County of Penobscot and State of Maine, bounded and described as follows:

Beginning at a point on the northwesterly sideline of State Route 155, or the Enfield Road, so-called, said point marked by an iron pin, said pin also marking the southeasterly corner of the herein described premises and the southwesterly corner of lands now or formerly of Tareq Sharqawai, as described in Book 9801, Page 63, Penobscot County Registry of Deeds; Thence along lands now or formerly of Sharqawi N 40^0 09' 10" W, 359.3 feet to an iron pin; Thence N 40^0 45' 10" W, 2248.0 feet along land of Gillmor Farms and lands of Steven Gaumont, as described in Book 5608, Page 51, to the most northerly corner of the premises herein described; Thence S 54^0 52' 05" W, 1558.5 feet, along lands now or formerly of Edwards Bros. as described in Book 2246, Page 79 to the most westerly corner of the premises herein described; Thence S 41^0 07' 20" E, 2148.7 feet along lands, now or formerly of David Mohler as described in Book 8222, Page 55, to an iron pin, said pin marking the most southerly corner of the premises herein described; Thence N 39^0 46' 55" E, 375.0 feet, along the northwesterly line of Lot #1 as depicted on a Subdivision Plan titled, "Subdivision Plan of Delano Farm's", dated August 14, 2006, prepared by James H. Harris, PLS #1168, and recorded in the Penobscot County Registry of Deeds as Plan File 2006-204 to an iron pin; Thence N 39^0 32' 30" E, 642.9 feet, along said Lot #1 to an iron pin; Thence S 50^0 44' 05" E, 798.1 feet, along the northeasterly line of said lot #1 to an iron pin; Thence N 40^0 59' 00" E, 220 feet, along the northwesterly line of Lot #2, as depicted on said plan to an iron pin; Thence S 44^0 08' 10" E, 392.2 feet along the northeasterly line of said Lot #2 to an iron pin set in the northwesterly line of said State Route 155, or the Enfield Road, so-called; Thence N 30^0 41' 45" E 200.0 feet, to the point or place of beginning.

Containing 62.6 acres and being Lot #3, as depicted on the above referenced plan.

EXCEPTING AND RESERVING to Charles A. Gillmor, Sr. and Catherine M. Gillmor, their heirs and assigns, in common with Daniel G. Aiken, his heirs and assigns, a right of way, fifty feet (50') in width extending from the northwesterly side of Route 155 along the northeasterly sideline of said Parcel being conveyed herein to an existing "Farm Road" as shown on a plan of Mountain & Moor II recorded in Plan File 2006 Page 112. Said right of way shall be for ingress and egress, by foot, motor vehicle or otherwise from Route 155 to said "Farm Road."

ALSO EXCEPTING AND RESERVING to Charles A. Gillmor, Sr. and Catherine M. Gillmor, their heirs and assigns, in common with Daniel G. Aiken, his heirs and assigns, for the benefit of and appurtenant to Lot No. #3 as shown on the aforementioned plan recorded in Plan File 2006-

112, the right to place utility lines above or below the ground from an existing electric pole located on the premises being conveyed herein near the northerly sideline of said "Farm Road" to provide utility services to said Lot No. 3.

PARCEL TWO: (Garage) A certain lot or parcel of land, with the buildings and improvements thereon, located in Lincoln, County of Penobscot and State of Maine, bounded and described as follows:

Beginning at a set capped rebar on the westerly side of Route 155, or Enfield Road so called, said rebar being the northeast corner of lot 2, on subdivision plan "Mountain and Moor II" for record owner Gilmore Farms Inc. 615 Enfield Road, Lincoln Maine. Plan 2006-112.

Thence N 52^0 13' 15" W, 497.00 feet along northerly line of lot 2 to a set capped rebar.

Thence S 34^0 18' 5" W, 200.00 feet along westerly line of lot 2 to a set capped rebar.

Thence S 49^0 29' 35" E, 219.6 feet along the southerly line of lot 2 to a found rebar.

Thence S 50^0 42' 50" E, 296.2 feet along the southerly line of lot 2 to a set capped rebar.

Thence N 29^0 47' 20" E, 220.0 feet along Route 155 to the point of the beginning.

Said parcel being Lot 2 on said plan.

For source of title, reference is hereby made to the following deeds:

1. Clifford Bradley and Anne Bradley to Gillmor Development, Inc., dated September 28, 2000, recorded in Book 7493 Page 173 at Penobscot County Registry of Deeds.

2. Ronald M. Boone, Jr., Bonita B. Greenberg and Lillian J. Boone to Gillmor Development, Inc., dated February 13, 2001, recorded in Book 7604 Page 112 at Penobscot County Registry of Deeds.

Also conveying to Daniel G. Aiken, his heirs and in common with grantors herein, their heirs and assigns, a fifty foot (50') wide right of way centered on the "Drive" and "Farm Road" as shown on a plan recorded in Map File 2006-112 of the Penobscot County Registry of Deeds. Said right of way is for ingress and egress by foot, motor vehicle or otherwise and for the placement of utilities and maintenance thereof above or below ground. Said right of way extends Westerly from Route 155 along the "Drive" as shown on said plan and turns Southerly along the "Farm Road" to the Northerly sideline of Lot #2 as shown on said plan. Said right of way is for the benefit of and appurtenant to Lot #2 as shown on said plan in Plan File 2006-112.

Also conveying to Daniel G. Aiken, his heirs and assigns, in common with grantors herein, their heirs and assigns, for the benefit of and appurtenant to said Lot No. 2, existing underground utility lines extending from an existing pole located on the land described above to said Lot No. 2. Said premises may be entered for maintenance of said utility lines or to place utility lines above or below ground from said pole to any improvements located on Lot No. 2 referenced herein.

PARCEL THREE: (Right of Way) A certain sixty (60) foot Right of Way situated on the northwest side of Lot #2 in Lincoln, Maine. Said way is northwesterly of Lot #2 as depicted on a plan entitled "Subdivision Plan of Mountain & Moor II for Record Owner Gillmor Farms, Inc. 615 Enfield Road Lincoln, Maine on the Enfield Road or Route 155 in Lincoln, Penobscot County, Maine" and recorded in Map File 2006-112 of the Penobscot County Registry of Deeds and is bounded and described as follows:

Beginning at an iron pin on the most westerly sideline of Lot #2 as described on a plan recorded in Map File 2006-112 of the Penobscot County Registry of Deeds; thence North49 deg. 29' 35" West through the lands of Gillmor six hundred forty-five feet (645'); thence South 38 deg 15' 15" West parallel with the line of the land of Gaumont two hundred eight and forty-four hundredths feet (208.44') to the land of Aiken; thence North 41 deg 14' 50" West along the land of Aiken sixty-one and five hundredths feet (61.05') to an iron pipe at the corner of the land of Gaumont; thence North 38 deg. 15' 15" East along the land of Gaumont two hundred sixty-one and three tenths feet (261.3'); thence South 49 deg 29' 35" East seven hundred and eight tenths feet (700.8') to the northwesterly line of Lot #2; thence South 34 deg. 18' 05" West along Lot #2 sixty feet (60') to an iron pin to the point of beginning.

All bearings are referred to an observed magnetic north in 2005.

Meaning and intending to convey a sixty (60) foot right of way from Lot #2 northwesterly to the land of Gaumont and then southwesterly along the land of Gaumont to land of Daniel G. Aiken, and being part of the premises described in the deed from Gillmor Farms, Inc. to Charles A. Gillmor, Sr. and Catherine M. Gillmor dated June 16, 2008, recorded in Book 11444 Page 115 at Penobscot County Registry of Deeds.

Parcel One, Parcel Two, and Parcel Three being the same premises as described in the deed from Daniel G. Aiken to Daniel G. Aiken dated February 22, 2012 and recorded in Book 12737, Page 234, Penobscot County Registry of Deeds.

PARCEL FOUR: (Office) A certain lot or parcel of land with the buildings thereon, situate on the northeasterly side of West Broadway in Lincoln, County of Penobscot, State of Maine, and the Southeasterly side of Mill Street, said Mill Street now being known as Katahdin Avenue, and on the northerly side of Spring Street, so-called, in said Lincoln, bounded and described as follows, viz:

Beginning at a point where the northeasterly line of West Broadway is intersected by the southeasterly line of Mill Street, thence northeasterly on and by said Mill Street to the southeasterly line of a lot of land now or formerly occupied by Carl Reed; thence southeasterly on and by the southwesterly line of said Reed land fifty-eight and ninety-seven hundred (58.97) feet to an iron bolt driven into the ground; thence deflecting to the left forty degrees thirty-two minutes (40^0 32') and running northeasterly one hundred twenty-four and twenty-eight hundredths (124.28) feet to an iron bolt driven into the ground in the northwesterly line of Spring Street; thence southwesterly on and by said line of Spring Street thirty-six and eighty-one hundredths (36.81) feet to an angle in said line of Spring Street; thence in a general southwesterly direction along the right of way of Spring Street to its intersection with West

Broadway; thence in a general westerly direction along the northeasterly sideline of West Broadway, one hundred five feet (105'), more or less, to the point of beginning.

EXCEPTING AND RESERVING any right-of-way that New England Telephone Company may possess across said premises, and subject to any right-of-way that the Town of Lincoln may approve for proposed road known as Brooks Street which is shown on surveyors description of the property.

Parcel Four Being the same premises as described in the deed from Ronald Lott to Daniel G. Aiken and John Wilson dated June 24, 1991 and recorded in Book 4862, Page 90, Penobscot County Registry of Deeds. Further reference is also made to the deed from John Wilson to Daniel G. Aiken dated April 28, 2005 and recorded in said Registry in Book 9842, Page 338.

PARCEL FIVE: (Office Back lot) The land, together with any buildings and improvements thereon, situate in Lincoln, Penobscot County, State of Maine, to wit:

Beginning at a point on the Mill Road, so-called, leading from the Military Road near residence of late A.C. Ingersoll sixty (60) feet northerly from the north line of said Military Road; thence easterly fifty-nine (59) feet to a point; thence northeasterly one hundred twenty-four (124) feet to a point on the westerly side of Spring Street; thence northerly along said Spring Street thirty-five (35) feet to a point; thence at right angles westerly sixty (60) feet to a point; thence southerly forty-five (45) feet, more or less, to a point; thence westerly one hundred (100) feet to a point; thence southerly along Katahdin Avenue, sixty (60) feet to the point of beginning.

Excepting and reserving a portion of the above-described premises as conveyed by Warranty Deed of Craig Chamberlain and Herbert C. Haynes to Joan Whitney containing 0.1 acres to be recorded herewith in the Penobscot County Registry of Deeds.

Parcel Five being the same premises as described in the deed from Gateway Title of Maine, Inc. to Daniel G. Aiken dated December 13, 2016 and recorded in Book 14365, Page 36, Penobscot County Registry of Deeds.

PARCEL SIX: (Office) A certain lot or parcel of land, with the buildings thereon, situated in Bangor, County of Penobscot and State of Maine, being bounded and described as follows, to wit:

Lot number Three (#3) as delineated on the Second Amended Subdivision Plat entitled "Bangor Mall Business Park" dated January 22, 1993 on file with the City of Bangor Planning Office and recorded at the Penobscot County Registry of Deeds in Plan File #D-8394.

Excepting that portion of the above described premises conveyed by State Farm Mutual Automobile Insurance Company to Stillwater Avenue Land Associates by deed dated October 6, 1994 and recorded in Penobscot County Registry of Deeds, Book 5788 Page 342.

Parcel Six being the same premises as described in the deed from State Farm Mutual Automobile Insurance Company to Daniel G. Aiken and John Wilson dated November 19, 2001 and recorded in Book 7954, Page 66, Penobscot County Registry of Deeds. Further reference is also made to

the deed from John Wilson to Daniel G. Aiken dated October 9, 2012 and recorded in said Registry in Book 12973, Page 341.

WITNESS my hand and seal this 18 day of Feb, 2022.

DANIEL G. AIKEN

STATE OF MAINE
COUNTY OF PENOBSCOT ss.

Feb 18, 2022

Personally appeared the above-named Daniel G. Aiken and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Notary Public/Attorney-at-Law
Print Name: _____
Commission Exp: _____

VIRGINIA HOUSE HAFFORD NOTARY PUBLIC My Commission Expires 09-05-2026

No Transfer Tax Paid
SUSAN F. BULAY, REGISTER
PENOBSCOT COUNTY MAINE E-RECORDED