

Order 64-18/19

Passage: 8-0 (Ali absent) on 9/5/2018

Effective 9/15/2018

ETHAN K. STRIMLING (MAYOR)
BELINDA S. RAY (1)
SPENCER R. THIBODEAU (2)
BRIAN E. BATSON (3)
JUSTIN COSTA (4)

CITY OF PORTLAND
IN THE CITY COUNCIL

KIMBERLY COOK (5)
JILL C. DUSON (A/L)
PIOUS ALI (A/L)
NICHOLAS M. MAVODONES, JR (A/L)

**ORDER ACCEPTING ICE POND DRIVE
AS A CITY WAY**

ORDERED, that pursuant to 23 M.R.S. § 3025, Ice Pond Drive is hereby accepted as a city way and the Deed for said road and the fee title conveyed therein according to the Deed and descriptions attached to this Order are hereby approved and accepted, substantially in the form attached hereto as Exhibit A.

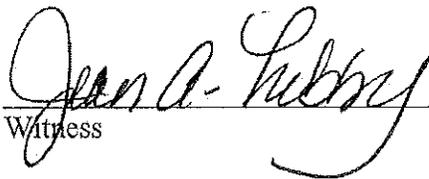
QUITCLAIM WITH COVENANT
(Maine Statutory Short Form)

KNOW ALL PERSONS BY THESE PRESENTS, THAT, **TPO PROPERTIES, LLC** a Maine Limited Liability Company with a principal place of business located in the City of Falmouth, County of Cumberland, and State of Maine, for consideration paid GRANT to the **CITY OF PORTLAND** a Maine Municipality with a principal place of business located in the City of Portland, County of Cumberland, State of Maine having a mailing address of 389 Congress Street, Portland, Maine with QUITCLAIM COVENANT, the land more specifically described in the attached Exhibit A, and incorporated hereto by reference.

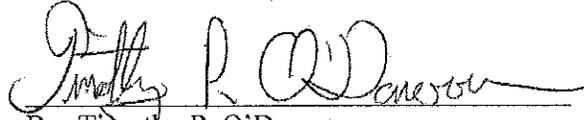
For Grantor's source of title, reference is made to a deed from the Estate of Dale Williams to TPO Properties, LLC dated September 30, 2011, recorded in the Cumberland County Registry of Deeds in Book 29002, Page 153, and from MECAP, LLC to TPO Properties, LLC dated June 29, 2011, and recorded in said registry of deeds in Book 28797, Page 218.

27th IN WITNESS WHEREOF, **TPO PROPERTIES, LLC**, has set their hand and seal this day of March, 2018.

Signed, sealed, and delivered in the presence of:



Witness

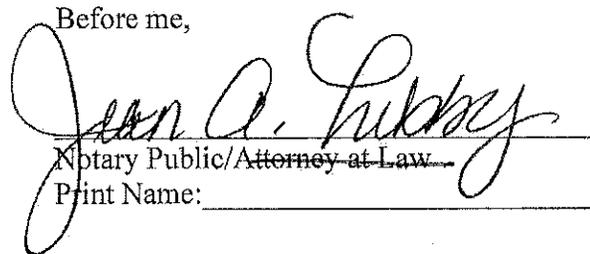
TPO PROPERTIES, LLC


By: Timothy P. O'Donovan
Its: Member

State of Maine
County of Cumberland

March 27th, 2018

Then personally appeared the abovenamed Timothy P. O'Donovan as Member of TPO Properties, LLC and acknowledged the foregoing to be his free act and deed and the free act and deed of TPO Properties, LLC.

Before me,


Notary Public/Attorney at Law
Print Name: _____

JEAN A. LIBBY
Notary Public, Maine
My Commission Expires March 3, 2019

EXHIBIT A

A certain lot or parcel of land being **Ice Pond Drive** as shown on Old Barn Estates Subdivision dated February 8, 2013 by Cullenberg Land Surveying as recorded in the Cumberland County Registry of Deeds in Plan Book 213, Page 200 situated on the southwesterly side of Ledgewood Drive partly in the town of Falmouth and partly in the city of Portland, County of Cumberland, State of Maine bounded and described as follows:

Beginning at a point on the southwesterly sideline of Ledgewood Drive at the northeasterly corner of lot 13 as shown on the above described plan. Thence by the following courses and distances:

- 1) S 56°-17'-48" E along Ledgewood Drive a distance of 113.51 feet to an iron pin set at lot 15.
- 2) Westerly along lot 15 on a curve to the left having a radius of 30.00 feet an arc distance of 54.61 feet to an iron pin set.
- 3) S 19°-24'-47" W along Lots 15, 1 and 2 a distance of 145.28 feet an iron pin set.
- 4) Westerly along lots 2, 3, 4 and 5 on a curve to the right having a radius of 150 an arc distance of 217.51 feet to an iron pin set.
- 5) N 77°-36'-54" W along lots 5, 6, 7 and 8 a distance 386.62 feet to an iron pin set.
- 6) N 12°-23'-07" E along lots 8 and 9 a distance of 50.00 feet to an iron pin set.
- 7) S 77°-36'-54" E along lot 9 a distance 29.61 feet to an iron pin set.
- 8) N 12°-23'-07" E along lot 9 a distance of 32.16 feet to an iron pin set.
- 9) S 77°-36'-54" E along lot 9 a distance 30.00 feet to an iron pin set.
- 10) S 12°-23'-06" W along lot 9 a distance of 32.16 feet to an iron pin set.
- 11) S 77°-36'-54" E along lots 9, 10, 11, and 12 a distance of 327.01 feet to an iron pin set.
- 12) Easterly along lot 12 on a curve to the left having a radius of 100 an arc distance of 145.01 feet to an iron pin set.
- 13) N 19°-24'-47" E along Lots 12 and 13 a distance of 173.30 feet an iron pin set.
- 14) Northerly along lot 13 on a curve to the left having a radius of 30 an arc distance of 39.64 feet to the point of **beginning**.

Bearings are referenced to grid north.