

Survey, Inc.

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A certain lot or parcel of land located on the southeasterly sideline of *Main Street* in the Town of Gray, County of Cumberland and State of Maine, bounded and described as follows:

Beginning at a 5/8" rebar marked PLS 2390 located on the southeasterly sideline of *Main Street* marking the northeasterly corner of land now or formerly Avaunt as described in deed book 22166, page 326 recorded in Cumberland County Registry of Deeds (CCRD); thence N51°-33'-12"E along the sideline of said *Main Street*, 116.38 feet to a 5/8" rebar marked PLS 2390 marking the northwesterly corner of a 60.00 foot right-of-way; thence S37°-50'-54"E along the southwesterly sideline of said right-of-way, 211.91 feet to a 5/8" rebar marked PLS 2390; thence S52°-09'-06"W, 90.70 feet to a 5/8" rebar marked PLS 2390 marking the northerly corner of land now or formerly Town of Gray as described in deed book 25592, page 7 CCRD; thence S51°-05'-00"W, along land of Town of Gray, 23.86 feet to a 5/8" rebar marked PLS 2390 marking the easterly corner of said Avaunt; thence N38°-20'-25"W, along land of Avaunt, 211.15 feet to the point of beginning. Bearings herein are magnetic of the year 1982. Parcel contains 24,404 Sq. Ft. and is a portion of land described in deed book 13017, page 81 CCRD. Parcel is subject to and benefited by any easements and/or right-of-ways of record.

Parcel herein described is subject to a **24-foot access and utility easement** for ingress, egress and the installation and maintenance of all utilities leading from the southeasterly sideline of said *Main Street* to adjacent land laying southeasterly of said parcel, bounded and described as follows:

Beginning at a point located on the southeasterly sideline of *Main Street*; said point lies N51°-33'-12"E, 10.00 feet from a 5/8" rebar marked PLS 2390 located on the southeasterly sideline of *Main Street* marking the northeasterly corner of land now or formerly Avaunt as described in deed book 22166, page 326 recorded in CCRD; thence N51°-33'-12"E, along the southeasterly sideline of said *Main Street*, 24.00 feet; thence S38°-20'-25"E across the above described parcel, 182.82 feet; thence S71°-51'-06"E, continuing across the above described parcel, 34.07 feet to the southeasterly sideline of the above described parcel; thence S52°-09'-06"W along the southeasterly sideline of the above described parcel, 28.95 feet to a 5/8" rebar marked PLS 2390 marking the northerly corner of land of Town of Gray; thence N71°-51'-06"W across the above described parcel, 25.10 feet; thence N38°-20'-25"W continuing across the above described parcel, 190.00 feet to the point of beginning.