



BK 17292 PGS 156 - 157
INSTR # 2016031797
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08/05/2016 03:28:23 PM
DEBRA ANDERSON
REGISTER OF DEEDS

WARRANTY DEED

Maine Statutory Short Form

Joint Tenancy

KNOW ALL MEN BY THESE PRESENTS, That I, **JAMES TRAVERS, JR.**, having a mailing address of 345 Old Limerick Road, Arundel, County of York and State of Maine, for consideration paid, grants to **STEPHEN R. CARON and CAROL A. CARON**, both having a mailing address of 11 Country Drive, Biddeford, ME 04005, my undivided interest, with **WARRANTY COVENANTS**, as *joint tenants*, the land in Biddeford, in the County of York and State of Maine, described as follows:

A certain lot or parcel of land together with the buildings and improvements thereon situated in said Biddeford, in said County of York upon the Westerly side of Elm Street and bounded and described as follows:

BEGINNING at the Northerly corner of land now or formerly of Rufus W. and Charles F. Small on said Street and running Northerly on said street fifty feet to land formerly of Jonathan B. L. Bartlett;

THENCE Westerly by said Bartlett land one hundred and fifty feet;

THENCE Southerly by said Bartlett land fifty feet to corner of land now or formerly of Rufus W. and Charles F. Small and said Bartlett land;

THENCE Easterly by said Small land through the center of the double tenement house formerly of Rufus Small one hundred fifty feet to said Elm Street and the place of Beginning. Meaning and intending to convey the Northerly half of the double tenement house and the lot on which it stands fifty feet by one hundred and fifty feet.

Also another certain lot or parcel of land situated in said Biddeford, upon the Westerly side of Elm Street at Highland Park, so-called, and being lot numbered twenty-two (22) upon a Plan of Highland Park as recorded in York County Registry of Deeds in Plan Book 4, Page 23, to which reference is hereby made for full and more particular description of said premises.

Being the same premises conveyed to James Travers, Jr. by deed of Michael Travers, Personal Representative of the Estate of James S. Travers, Sr., dated March 19, 2004 and recorded in York Registry of Deeds in Book 14017, Page 531.

WITNESS my hand this ^{26th} ~~23~~ day of ^{July} ~~August~~ 2016.

SIGNED, SEALED AND DELIVERED

IN PRESENCE OF:

Witness

James Travers, Jr.

Maine R.E. Transfer Tax Paid

STATE OF MAINE
York, ss.

July 28
~~August~~, 2016

Personally appeared the above named **James Travers, Jr.** and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Notary Public/Attorney-At-Law

TRILWANDA H. HOLMES

Print Name

ME Bar No. 000964

My Commission Expires

After recording return to:

Stephen R. Caron

Carol A. Caron

11 Country Drive

Biddeford, ME 04005

L:drive/clients/7025-001/wdecd/ko

WOODMAN EDMANDS DANYLIK AUSTIN
SMITH & JACQUES, P.A.
P.O. BOX 468
BIDDEFORD, ME 04005-0468
(207) 284-4581

2 pgs

RWA