

PROPERTY DISCLOSURE
(Non-Residential Properties)

TO BE DELIVERED TO BUYERS PRIOR TO OR DURING PREPARATION OF OFFER

PROPERTY LOCATED AT: 35 Diconzo Ave N, Calais,

SECTION I. UNDERGROUND STORAGE TANKS

To the best of Seller's knowledge (check one):

- No underground storage facility for the storage of oil or petroleum products exists on the premises.
- An underground oil storage facility exists on the premises which is subject to regulation by the Maine Department of Environmental Protection under 38 M.R.S.A. §561, et seq., State of Maine Registration No. 2374. The underground facility has has not been abandoned in place.

SECTION II. HAZARDOUS MATERIALS

Pursuant to the Rules of the Maine Real Estate Commission, Licensee discloses that the Seller is making no representations regarding current or previously existing known hazardous materials on or in the Real Estate described above, except as follows:

PHASE I & PHASE II Study on File

(attach additional sheets as necessary)

Buyer is encouraged to seek information from professionals regarding any specific hazardous material issue or concern.

SECTION III. MATERIAL DEFECTS

Material defects pertaining to the physical condition of the property:

NONE KNOWN

(attach additional sheets as necessary)

SECTION IV. ROAD MAINTENANCE

Are there any abandoned or discontinued town ways, any public easements or any private roads located on the property or abutting the property?..... Yes No Unknown

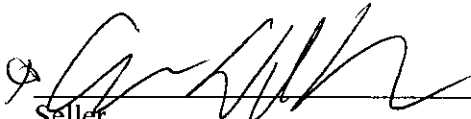
IF YES: describe: _____

IF YES, who is responsible for maintenance (including road association, if any): _____

Page 1 of 2 Seller(s) Initials AD Buyer(s) Initials _____

PROPERTY LOCATED AT: 35 Dicenzo Ave N, Calais,

The Seller agrees to provide prompt notice of any changes in the information and this form will be appropriately changed with an amendment date.

 7-22-19
Seller Date
Anthony DelMonaco

Seller Date

Seller Date

Seller Date

The undersigned hereby acknowledge receipt of this Property Disclosure prior to the preparation of an offer to purchase the Real Estate.

Buyer Date

Buyer Date

Buyer Date

Buyer Date



BK 24-08 PG 207

01283

STATE OF MAINE

SHORT FORM QUIT CLAIM DEED WITHOUT COVENANT

NO TRANSFER TAX PAID

The inhabitants of the Municipality of Calais, a body corporate located in the County of Washington, and State of Maine, for consideration paid by Thomas Dicenzo, Inc. of Calais, Maine,

does hereby acknowledge, release, convey and forever quit claim unto said Thomas Dicenzo, Inc. the following described property:

Map 24, Lots 1J, 1K, 1L, 1M Calais Industrial Park, Calais, Maine

This deed is given for the purpose of releasing and conveying any and all rights which this grantor may have acquired by virtue of the following Leasehold Mortgage and Security Agreement which were imposed against the above named

grantees and recorded in said registry as follows:

Book 1146, Page 216

In Witness whereof, the said inhabitants of the Municipality of Calais have caused this instrument to be sealed with its corporate seal and signed in its corporate name by Tammy L. Ginn, its Treasurer, therunto duly authorized this, on this date, February 2, 2000.

Tammy L. Ginn
by Tammy L. Ginn, City Treasurer

STATE OF MAINE

Washington, ss.

Then personally appeared the above named Tammy L. Ginn and acknowledged the foregoing instrument to be her free act and deed in her capacity and the free act and deed of said corporation.

Before me,

STATE OF MAINE
WASHINGTON CO.
REGISTRY OF DEEDS

Received FEB 14 2000
at 10 H 45 M A M recorded
in Book _____ Page _____
Attest:

Carol A. Stone
Notary Public

CAROL A. STONE
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES OCTOBER 28, 2000

SEAL

Registrar

ER



3