

Doc# 2012030077  
Bk 16364 Pg 897 - 899  
Received York SS  
07/13/2012 11:19AM  
Debra L. Anderson  
Register of Deeds

After Recording Return to:  
TITLE FIRST AGENCY  
Attn: JENNIFER RUIS  
2944 FULLER AVE STE 200  
GRAND RAPIDS, MI 49505  
File No. 1508777

e  
3p →

Tax ID No.:  
0001-0194-7

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QUIT CLAIM DEED

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STATE OF MAINE  
COUNTY OF YORK

THIS INDENTURE made and entered into on this 29<sup>th</sup> day of JUNE, 2012, by and between JOHN F. MCCORMACK AND DENICE L. MCCORMACK, F/K/A DENICE L. RAMSDELL, AS JOINT TENANTS, 157 LONG PLAINS ROAD, BUXTON, ME 04093, hereinafter referred to as Grantor(s) and JOHN F. MCCORMACK AND DENICE L. MCCORMACK, HUSBAND AND WIFE, AS JOINT TENANTS, 157 LONG PLAINS ROAD, BUXTON, ME 04093, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim, grant, sell, and convey to the said Grantee following described real estate located in YORK County, MAINE:

SEE ATTACHED EXHIBIT "A"

Also known as: 157 LONG PLAINS ROAD, BUXTON, ME 04093  
Property Tax ID No.: 0001-0194-7  
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: BOOK 14511, PAGE 0516, Recorded: 06/29/2005

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in FEE SIMPLE.

And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

No R.E. Transfer Tax Paid

Assessor's parcel No. 0001-0194-7

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

**X** John F. McCormack  
JOHN F. MCCORMACK

**X** Denice L. McCormack, F/K/A Denice L. Ramsdell  
DENICE L. MCCORMACK, F/K/A  
DENICE L. RAMSDELL

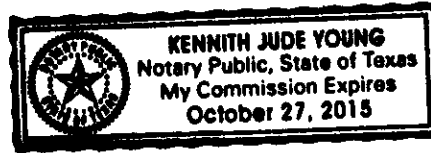
State of TEXAS  
County of JEFFERSON

**John F. McCormack**

Then personally appeared the above named \_\_\_\_\_, and acknowledged the foregoing instrument to be his free act and deed.

Before me,

**X** Kennith J. Young  
NOTARY PUBLIC



Printed Name: KENNITH J. YOUNG

State of Maine  
County of Cumberland

**Denice L. McCormack\***

Then personally appeared the above named \_\_\_\_\_, and acknowledged the foregoing instrument to be his free act and deed.

**\*f/k/a Denice L. Ramsdell**

Before me,

**X** William G. Anthony  
NOTARY PUBLIC



Printed Name: WILLIAM G. ANTHONY  
Notary Public - Maine  
My Commission Expires July 20, 2017

**EXHIBIT A  
LEGAL DESCRIPTION**

**THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:**

**A CERTAIN LOT OR PARCEL OF LAND SITUATED IN THE TOWN OF BUXTON, COUNTY OF YORK AND STATE OF MAINE, AND BEING MORE SPECIFICALLY DESCRIBED AS LOT #3 ON A PLAN ENTITLED "SUBDIVISION PLAN OF LORRAINE ACRES" IN THE YORK COUNTY REGISTRY OF DEEDS IN PLAN BOOK 117, PAGE 15.**

**BEING THE SAME PROPERTY CONVEYED TO JOHN F. MCCORMACK AND DENICE L. RAMSDELL, BY DEED OF CARMINE A. RAGUCCI AND MARIA E. RAGUCCI, DATED JUNE 27, 2005 AND RECORDED IN THE YORK COUNTY REGISTRY OF DEEDS IN BOOK 14511, PAGE 516.**

**PARCEL ID NO.: 0001-0194-7**

**PROPERTY COMMONLY KNOWN AS: 157 LONG PLAINS ROAD, BUXTON, ME 04093**

**End of Document**