

After Recording, Return to:

John Harris
Fair Point Communications Inc.
521 E. Morehead St., Suite 250
Charlotte, NC 28202

DEED

Verizon New England Inc. a New York Corporation formerly known as New England Telephone and Telegraph Company, a New York Corporation, of 125 High Street Boston, MA, for consideration paid, transfers and grants to Northern New England Telephone Operations LLC, a limited liability company organized under the laws of the State of Delaware with a mailing address of P.O. Box 1509, Bangor, ME all of its right, title and interest, if any, in the following, without any covenants whatsoever:

A certain tracts or parcels of land, with the buildings and improvements thereon, situated in the County of Piscataquis, State of Maine, bounded and described as follows:

See Exhibit "A" attached hereto and incorporated herein for all purposes.

Meaning and intended to convey all right title and interest of Grantor in all the real property interests it owns in such county whether or not it is specifically identified and described above.

[Signature Page Follows]

No Transfer Tax Paid

DATED this ____ day of March, 2008.

VERIZON NEW ENGLAND INC.
formerly known as New England Telephone and Telegraph Company

By: Stephen E. Smith
Stephen E. Smith
its Authorized agent

STATE OF NEW YORK
COUNTY OF NEW YORK

The foregoing instrument was acknowledged before me this 27th day of March, 2008, by Stephen E. Smith, the authorized agent, of Verizon New England Inc. formerly known as New England Telephone and Telegraph Company, a New York Corporation, on behalf of the Corporation.

Jackie Y. Rosario
Notary Public
Printed Name:
My Commission Expires:

(SEAL)

JACKIE Y. ROSARIO
NOTARY PUBLIC, State of New York
No. 02R06086299
Qualified in Queens County
Commission Expires January 21, 2011

2011

Exhibit "A"

PARCEL 1

~~2-E Main St. Pleasant Street~~

Beginning on the easterly sideline of Pleasant Street, so-called, in said **Brownville**, at a #6 rebar marking the southwest corner of land conveyed by Mary A. Briggs to the Trustees of the Charity Fund of Pleasant River Lodge F. & A.M. No. 163, Brownville, dated March 25, 1914, and recorded in Piscataquis County Registry of Deeds, Book 183, Page 377; thence S 20° 13' 50" E, along the easterly sideline of Pleasant Street, ninety-seven and sixty-nine one hundredths (97.69) feet to a #6 rebar set in the gravel drive at the northwest corner of land now or formerly of Kenneth R. Sullivan and Cheryl A. Sullivan; thence N 73° 27' 42" E, along the northerly bound of Sullivan, one hundred eighty (180.00) feet to a #6 rebar set; thence N 20° 13' 50" W one hundred three and twenty-one one hundredths (103.21) feet to another #6 rebar set; thence S 71° 42' 21" W eighty-four and sixty-eight one hundredths (84.68) feet to a #6 rebar; thence continuing on the same course thirty (30) feet to another #6 rebar; thence continuing on the same course sixty-five and four one hundredths (65.04) feet to the point of beginning.

This parcel contains eighteen thousand forty-two (18,042) square feet. All compass bearings are magnetic as observed in November 1990.

Also the perpetual and exclusive right and easement for any and all purposes, and including utility purposes, upon, over and across a certain lot or parcel of land situated in said BROWNVILLE, bounded and described as follows:

Beginning on the southerly sideline of Bridge Street, so-called, at #6 rebar set at the northeast corner of the aforementioned real estate conveyed by Mary A. Briggs to the Trustees of the Charity Fund of Pleasant River Lodge F. & A.M. No. 163, Brownville; thence N 71° 42' 21" E, along the southerly sideline of Bridge Street, thirty (30) feet to a #6 rebar; thence S 18° 21' 02" E seventy-seven and forty-two one hundredths (77.42) feet to a #6 rebar set in the northerly bound of the first parcel hereinabove described; thence S 71° 42' 21" W, along the northerly bound of the first parcel hereinabove described; thirty (30) feet to a #6 rebar set at the southeast corner of land conveyed by Mary A. Briggs to the Trustees of the Charity Fund of Pleasant River Lodge F. & A.M. No. 163, Brownville; thence N 18° 21' 02" W, along the easterly bound of said land conveyed by Mary e. Briggs to the Trustees of the Charity Fund of Pleasant River Lodge F. & A.M. No 163, Brownville, seventy-seven and forty-two one hundredths (77.42) feet to the point of beginning.

Also, the right to remove rocks from the area above-described as necessary for its use as a way.

The area of the easement contains two thousand three hundred twenty-two (2,322) square feet.

Meaning and intended to release the premises described in the deed from Arlee D. Henderson to New England Telephone and Telegraph Company dated April 29, 1991 and recorded in the Piscataquis County Registry of Deeds in Book 809, Page 194.

PARCEL 2
2 E. Main St.

Lot 1

A certain lot or parcel of land situated in the **town of Sebec** in the county of Piscataquis and State of Maine, and bounded and described as follows:

Beginning at an iron bolt set in the ground in the southerly side line of State Highway Route Number 16 leading from Dover-Foxcroft to Milo, at a point which is forty nine and four-tenths (49.4) feet westerly of a highway monument standing in said southerly side line of said highway, said highway monument being four hundred and fifty (450) feet westerly of the westerly line of land now or formerly of John Klimavicz; thence from said iron bolt at the point of beginning running at right angles to said highway in a southerly direction by land now or formerly of Helen V. Bouley, one hundred (100) feet to another iron bolt set in the ground; thence turning a right angle and running westerly by other land of said Helen V. Bouley, one hundred (100) feet to another iron bolt set in the ground; thence turning a right angle and running northerly by other land of said Helen V. Bouley, one hundred (100) feet to another bolt set in the ground in said southerly side line of said highway; thence turning a right angle and running easterly in said southerly line of said highway, one hundred (100) feet to the point of beginning.

Meaning and intended to release, the Premises described in the deed from Helen V. Bouley to the New England Telephone and Telegraph Company Herein dated November 5, 1956 and recorded in the Piscataquis County Registry of Deeds in Book 323, Page 215.

Lot 2

A certain lot or parcel of land together with the buildings thereon, situated in **Dover-foxcroft** in the County of Piscataquis and State of Maine, bounded and described as follows:

Beginning at an iron bolt in the generally northerly line of East Main Street at the southeasterly corner of a lot of land now or formerly owned or occupied by New England Telephone and Telegraph Company; thence in a generally easterly direction and by said line of East Main Street fifty-four and seventy-eight

hundredths (54.78) feet to an iron bolt at the southwesterly corner of land now or formerly of Duane Lambert; thence deflecting to the left $92^{\circ} 23'$ and in a generally northerly direction by said Lambert land one hundred seventy-seven and thirty-four hundredths (177.34) feet to an iron bolt in the generally southerly line of River Street; thence deflecting to the left $103^{\circ} 25'$ and in a generally westerly direction on and by said line of River street fifty-six and twenty-six hundredths (56.26) feet to an iron bolt at the northeasterly corner of said Telephone Company lot; thence deflecting to the left $76^{\circ} 35'$; and on a generally southerly direction by said Telephone Company land one hundred sixty-two (162) feet to the point of beginning.

Meaning and intended to release the premises described in the deed from Udell Bramson to New England Telephone and Telegraph Company dated November 4, 1973 and recorded in the Piscataquis County Registry of Deeds in Book 408, Page 473.

PARCEL 3

State Rt. 15- Bangor/Dover Rd.

A certain lot or parcel of land situated in the town of **Dover-Foxcroft** in the county of Piscataquis and State of Maine and bounded and described as follows:

Beginning at an iron bolt set in the ground in the southerly side line of the State Highway Route number 15, said bolt being approximately eight (8) feet easterly of a line drawn from now or formerly New England Telephone and Telegraph Company Pole #155 (located on the northerly side of said Highway) and running southerly at right angles to said Highway; thence from said point of beginning at right angles to said road southerly one hundred (100) feet by land now or formerly of W. Ward Webber to another iron bolt; thence turning at right angles and running easterly in a line parallel with said road one hundred (100) feet by other land of said W. Ward Webber to other iron bolt; thence turning at right angles and running northerly by other land of said W. Ward Webber one hundred (100) feet to said southerly side line of said Highway; thence turning a right angle and running westerly in said southerly side line of said road one hundred (100) feet to the point of beginning.

Meaning and intended to release, the Premises described in the deed from W. Ward Webber to the New England Telephone and Telegraph Company Herein dated August 10, 1956 and recorded in the Piscataquis County Registry of Deeds in Book 323, Page 55.

Excepted herefrom is any land affected by the taking of lands and rights in land by the State Highway Commission in a "Layout and Notice of Taking" dated June 27, 1962 and recorded July 18, 1962 in the Piscataquis County Registry of Deeds, Book 349, Page 72, and as shown on the Right of Way Map therein referred to for Project No. F-038-1(5) Dover-Foxcroft.

PARCEL 4
244 Pritham St.

Certain lots or parcels of land situated on the southerly side of West Street in **Greenville**, bounded and described as follow, to wit:-Being lots known and designated as Lots Numbered Seven (7) and Eight (8) according to Plan of Lakeside Terrace made by E.W. Vickery, Jr., dated July 29, 1946 and recorded in the Piscataquis Registry of Deeds in Plan Book 5, Page 7, and being further described as follows:-Beginning at a point in the southerly side line of West Street at its intersection with Lewis Road, so-called, which road is located directly opposite now or formerly New England Telephone and Telegraph Company pole number 23; thence in a westerly direction along southerly side line of said west Street, 8 rods; thence in a southerly direction following the east line of lot number 9 for a distance of 8 rods to a point, thence in an easterly direction, 8 rods, to said Lewis Road; thence along westerly side of said Lewis Road, 8 rods, to point of beginning.

Meaning and intended to release the premises described in the deed from William Robert Mayhew and Elizabeth Mayhew To New England Telephone and Telegraph Company dated December 6, 1946 and recorded in the Piscataquis County Registry of Deeds in Book 287, Page 317.

PARCEL 5
26 High St.

A certain lot or parcel of land situated on the southerly side of High Street in **Guilford** and bounded and described as follows: Beginning at an iron pin in the southerly line of High Street at the junction of property now or formerly of said George A.E. Haley and property now or formerly owned or occupied by Frederick J. Simmons and Elizabeth A. Simmons; thence south thirteen (13)°, five (5) minutes west, on the line of said Simmons property fifty six and four tenths (56.4) feet; thence continuing in the same course on the line of property now or formerly of one Holbrook forty-three and six tenths (43.6) feet to an iron pin set in the ground; thence south forty-nine (49)°, fifty-five (55) minutes east, by other land of said Haley, one hundred (100) feet to an iron pipe set in the ground; thence north thirteen (13)°, five (5) minutes east, by other land of said Haley one hundred (100) feet to an iron pin set in the southerly line of said High Street; thence westerly in said southerly line of said High Street one hundred (100) feet to the point of beginning.

Meaning and intended to release the premises described in the deed from George A.E. Haley to New England Telephone and Telegraph Company dated June 11, 1954 and recorded in the Piscataquis County Registry of Deeds in Book 316, Page 284.

PARCEL 6
Upper Ferry Hill

A certain lot or parcel of land situated in the **Township of Medford**, in the County of Piscataquis and State of Maine, bounded and described as follows:

Beginning at an iron bolt set in the ground in the easterly side line of the Fire Tower Road so-called at the southwesterly corner of land now or formerly of Prentiss & Carlisle Co. Inc., thence running southerly in said side line of said road two hundred (200) feet to another iron bolt set in the ground; thence turning an interior angle of $114^{\circ} 57'$ and running southeasterly two hundred (200) feet to another iron bolt set in the ground; thence turning an interior angle of $65^{\circ} 03'$ and running northerly on a line parallel with the easterly line of said Fire Tower Road, two hundred (200) feet to another iron bolt set in the ground in the southerly line of said Prentiss & Carlisle Co. land; thence turning an interior angle of $114^{\circ} 57'$ and running westerly in the southerly line of said Prentiss & Carlisle Co. land two hundred (200) feet to the point of beginning.

Meaning and intended to release, the Premises described in the deed from Nora L. Kroemer to the New England Telephone and Telegraph Company Herein dated March 8, 1966 and recorded in the Piscataquis County Registry of Deeds in Book 360, Page 411.

PARCEL 7
32 Elm Street

A certain lot or parcel of land situated on the northeasterly side of Elm Street in the **town of Milo**, County of Piscataquis and state of Maine, bounded and described as follows:

Beginning at a point in the northeasterly side line of said Elm Street, said point being at the junction of the most southerly corner of land now or formerly of Sheldon C. Poole with land now or formerly of Ralph Bragg; thence running in a northwesterly direction by said northeasterly side line of said Elm Street, ninety seven (97) feet to a point; thence turning at right angles and running in a northeasterly direction by land of said Sheldon C. Poole, one hundred and fifty (150) feet more or less to a point; thence turning and running in a southeasterly direction by land of said Sheldon C. Poole and by land now or formerly of Harold Owen, ninety seven (97) feet more or less to said land of Ralph Bragg; thence turning and running in a southwesterly direction by said land of Bragg, one hundred and fifty (150) feet more or less to the point of beginning.

Meaning and intended to release the premises described in the deed from Sheldon C. Poole to New England Telephone and Telegraph Company dated March 5, 1954 and recorded in the Piscataquis County Registry of Deeds in Book 316, Page 108.

PARCEL 8
27 Blanchard Rd.

A certain lot or parcel of land situated on the northwesterly side of Blanchard Road in the town of Monson, county of Piscataquis, and State of Maine, bounded and described as follows:

Beginning at the intersection of the northwesterly side line of said Blanchard Road with the northeasterly side line now or formerly of New England Telephone and Telegraph company 30 feet Right of Way; thence running in a northeasterly direction by said northwesterly side line of said Blanchard Road, one hundred (100) feet to a point; thence turning at right angles and running in a northwesterly direction by land now or formerly of Stanley E. Sawyer, one hundred (100) feet to a point; thence turning at right angles and running in a southwesterly direction and parallel to said northwesterly side line of Blanchard Road, one hundred (100) feet more or less to said northeasterly side line of New England Telephone and telegraph company Right of way; thence turning and running in a southeasterly direction by said New England Telephone and Telegraph Company Right of Way, one hundred (100) feet more or less to point of beginning.

Meaning and intended to release the premises described in the deed from Stanley E Sawyer to New England Telephone and Telegraph Company dated May 4, 1954 and recorded in the Piscataquis County Registry of Deeds in Book 316, Page 198.