

**Road Maintenance Agreement**  
**Revision of Book 17362, Page 167**  
**Private Rd.**

**Statutory Short Forms Deeds Act - 33 MRSA §761 et seq.**

**Robert Cloutier and Monique A. Cloutier**, of the Town of Windham, County of Cumberland and State of Maine, whose mailing address is 15 Lisa Drive, Windham ME 04062, owner of two certain lots or parcels of land situated in the Town of Windham, County of Cumberland and State of Maine, one lot being more particularly described in deed recorded in Cumberland County Registry of Deeds in **Book 15127, Page 250** and another lot being a portion of the parcel described in **Book 15134, Page 255**, which parcel is more particularly described on Exhibit A; and **Winston D. Rosendahl and Pearl L. Rosendahl**, Trustees of the **Winston D. and Pearl L. Rosendahl ABC Trust**, pursuant to Trust Agreement dated May 6, 1991, of the Town of Windham, County of Cumberland and State of Maine, whose mailing address is 4 Lisa Drive, Windham ME 04062, owners of a certain lot or parcel of land situated in the Town of Windham, County of Cumberland and State of Maine, which lot is more particularly described in deed recorded in said Registry in **Book 17584, Page 48**, by this instrument do hereby revise, supersede and replace a certain Maintenance Agreement made by Robert Cloutier, dated February 11, 2002 which is recorded in Cumberland County Registry of Deeds in **Book 17362, Page 167**.

The responsibility of maintenance and plowing expenses for the private way known as Lisa Drive shall be shared by the aforesaid Cloutier and Rosendahl, their heirs, successors and/or assigns, as such private way serves said land of Cloutier and Rosendahl, as aforesaid, as follows:

1. From the southeasterly side of River Road to the first fork in Lisa Drive, as it crosses said land of Rosendahl, the costs of maintenance and plowing shall be shared:

Rosendahl (17584/48)	33.33%
Cloutier (15127/250)	33.33%
Cloutier (15134/255, Exhibit A)	33.33%

2. From the first fork in Lisa Drive to the second fork in Lisa Drive, as it crosses said land of Rosendahl, exits onto and crosses said land of Cloutier (15134/255, ExhibitA), the costs of maintenance and plowing shall be shared by:

Cloutier (15127/250)	50.00%
Cloutier (15134/255, ExhibitA)	50.00%

3. From the second fork in Lisa Drive to said land of Cloutier (15127/250), as it crosses said land of Cloutier (15134/255), exits onto and crosses said land of Rosendahl (17584/48) and to the boundary line of land of said Cloutier (15127/250), the costs of maintenance and plowing shall be paid by:

Cloutier (15127/250)	100.00%
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4. Each owner shall be solely responsible for 100% of all costs of maintenance and plowing along individual driveways from the point where they exit Lisa Drive.

Said Lisa Drive is more particularly depicted on a survey plan entitled "Standard Boundary Survey on River Road, Windham, Maine," made for Robert Cloutier by Wayne Wood & Co., dated May 2004, and recorded in said Registry in Plan Book 204, Page 311.

Witness our hands and seals this date: MAY 19, 2004

Mark Wesseler

Robert Cloutier

Mark Wesseler

Robert Cloutier  
Monique A. Cloutier

Winston D. Rosendahl  
Winston D. Rosendahl, Trustee

STATE OF MAINE  
CUMBERLAND, ss.

Date: MAY 19, 2004

Then personally appeared the above-named ROBERT CLOUTIER and MONIQUE A. CLOUTIER and severally acknowledged the foregoing instrument to be their free act and deed. BEFORE ME,

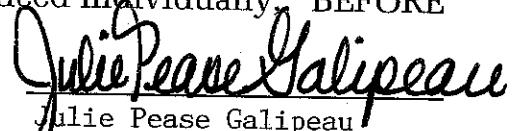


Julie Pease Galipeau  
Notary Public  
Comm Exp: 5/24/2004

STATE OF MAINE  
CUMBERLAND, ss.

Date: MAY 19, 2004

Then personally appeared the above-named WINSTON D. ROSENDAHL, Trustee of the Winston D. and Pearl L. Rosendahl ABC Trust, and acknowledged the foregoing instrument to be his free act and deed in said capacity as Trustee, the free act and deed of said Trust and his free act and deed individually. BEFORE ME,



Julie Pease Galipeau  
Notary Public  
Comm Exp: 5/24/2004

SEAL

### Exhibit A

#### Portion of Land described in deed Book 15134, Page 255

A certain lot or parcel of land, with the buildings thereon, situated off the easterly side of the River Road, on a private way known as **Lisa Drive**, in the Town of **Windham**, County of Cumberland and State of Maine, depicted as **Proposed Lot 3.50 acres** on a survey plan entitled "Standard Boundary Survey on **River Road**, Windham, Maine," made for Robert Cloutier by Wayne T. Wood & Co., dated May 2004 and recorded in Cumberland County Registry of Deeds in Plan Book 204, Page 311, and being more particularly described as follows:

**Beginning** at the intersection of the southwesterly side line of land now or formerly of Winston D. Rosendahl and Pearl L. Rosendahl, Trustees of the Winston D. and Pearl L. Rosendahl ABC Trust, as described in deed recorded in Cumberland County Registry of Deeds in Book 17584, Page 49, and the southwesterly side line of a Central Maine Power Company easement for section 103; thence south  $39^{\circ} 25' 48''$  east, along said Central Maine Power Company easement, a distance of five hundred ninety-four and zero hundredths (594.00) feet to a point; thence south  $50^{\circ} 34' 12''$  west, across remaining land of Robert Cloutier, et ux. (15134/255), a distance of two hundred fifty and zero hundredths (250.00) feet to a point; thence north  $39^{\circ} 25' 48''$  west, continuing across said land Cloutier, a distance of four hundred seventy-nine and zero hundredths (479.00) feet to a point; thence north  $02^{\circ} 36' 43''$  west, continuing across said land of Cloutier, a distance of two hundred eighty-three and one-hundredth (283.01) feet to a point at said southwesterly side line of land of Rosendahl; thence south  $75^{\circ} 12' 37''$  east, along said land of Rosendahl, a distance of one hundred thirty-seven and fifty-one hundredths (137.51) feet to the point of beginning.

Received  
Recorded Register of Deeds  
May 19, 2004 01:24:11P  
Cumberland County  
John B O'Brien