

**QUIT CLAIM DEED-STATUTORY FORM**

**TO ALL PERSONS TO WHOM THESE PRESENTS SHALL COME, KNOW YE**  
**NIANTIC REAL ESTATE LLC** of the Town of East Lyme County of New London and State of Connecticut, for consideration of **ONE DOLLAR (\$1.00)** and other good and valuable consideration grants to the **EAST LYME LAND TRUST, INC.** of the Town of East Lyme, County of New London and State of Connecticut with **QUIT CLAIM COVENANTS**, all that certain piece or parcel of land situated in the Town of East Lyme, County of New London and State of Connecticut, being further bounded and described on Schedule A attached hereto.

The intent of this deed is to separate out that portion of Lot 27 (aka 9 Upper Kensington Drive) and Lot 28 (aka 5 Upper Kensington Drive) referenced as "Area to be Conveyed to the East Lyme Land Trust, Inc" 66,658.14 ± Sq. Ft./1.53 ± on a plan recorded in the Town of East Lyme Land Records entitled Lot Line Revision Plan, Nottingham Hills Subdivision, Lots 26, 27 and 28, East Lyme, Connecticut prepared for English Harbour Asset Management LLC dated January 24, 2020 revised through 8/2/2021 by Gesick & Associates P.C., 19 Cedar Island Ave., Clinton, Connecticut 06413.

NO CONVEYANCE TAX RECEIVED  
KAREN MILLER GALBO  
EAST LYME, CT TOWN CLERK

Said Premises are conveyed subject to:

Any and all provisions of any municipal, ordinance or regulation or public or private law with special reference to the provisions of any zoning regulations and regulations governing the said Premises.

Real property taxes on the current Grand List and any municipal liens or assessments becoming due and payable on or after the delivery of this Deed.

The continued right of the grantor and or its assigns to use said property for stormwater management and or storm water discharge inclusive of the right to

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construct drainage structures and other drainage related improvements in their sole and absolute discretion.

**IN WITNESS WHEREOF**, the Grantor(s) has/have caused these presents to be executed on this 8<sup>th</sup> day of February 2022.

Witnessed by:

[Handwritten Signature]  
Paul M. Grogan

[Handwritten Signature]  
C. Legler

**NIANTIC REAL ESTATE LLC**

By: [Handwritten Signature]  
Jeffrey A. Torrance  
Its Assistant Manager, duly authorized

**STATE OF NEW CONNECTICUT            )**  
**)**           **ss: New London**  
**COUNTY OF NEW LONDON            )**

On this 8<sup>th</sup> day of February, 2022, before me, the undersigned officer, personally appeared Jeffrey A. Torrance as Assistant Manager of Niantic Real Estate LLC, known to me (or satisfactorily proven) to be the persons whose name is transcribed to the foregoing document and acknowledged same to be his/her free act and deed, and the free act and deed of the company, before me.

[Handwritten Signature]  
Notary Public Paul M. Grogan  
Commissioner of Superior Court

The East Lyme Land Trust, Inc. hereby acknowledges acceptance of the foregoing conveyance;

Signed, Sealed and Delivered  
In the presence of;

EAST LYME LAND TRUST, INC.

Andrew Barron  
Andrew L. Barron  
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INDU JAIN

By: Ronald Luich  
Ronald Luich- Its President  
Duly authorized

STATE OF CONNECTICUT :  
:  
COUNTY OF NEW LONDON :

ss. New London

The foregoing instrument was acknowledged before me this \_\_\_ day of February, 2022  
by Ronald Luich, President of the East Lyme Land Trust, Inc., a State of Connecticut corporation,  
on behalf of the corporation

Andrew Barron  
NOTARY  
my Commission Expires  
11/30/2025

RECEIVED FOR RECORD  
Apr 27 2022 01:42:49P  
Karen Miller Galbo  
TOWN CLERK  
EAST LYME, CT