

FORM 173 CONNECTICUT  
REV. 6/76

WARRANTY DEED

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TUTTLE LAND REGISTRY U.S. PAT. OFFICE  
TUTTLE LAND REGISTRY U.S. PAT. OFFICE**To all People to Whom these Presents shall Come, Greeting:**

Know Ye, That I, STANLEY DOMBROWSKI, of the Town of Montville, County of New London and State of Connecticut, I, AURORE A. DOMBROWSKI, of the Town of Montville, County of New London and State of Connecticut, and I, THERESA DOMBROWSKI, of the Town of Montville, County of New London and State of Connecticut (owning a life use in and to said real estate)

for the consideration of good and valuable considerations

received to its full satisfaction of THE TOWN OF MONTVILLE, a municipal corporation organized and existing pursuant to the laws of the State of Connecticut

do give, grant, bargain, sell and confirm unto the said THE TOWN OF MONTVILLE

Two certain pieces or parcels of land located in the Town of Montville, County of New London and State of Connecticut more particularly bounded and described as follows:

**TRACT 1:**

Beginning at an iron pipe set in the Southerly street line of Old Colchester Road, said iron pipe being more particularly described as being the Southwest corner of the parcel herein described and the Southeast corner of land now or formerly of Lakenbach; thence S 50°-03'-24" E 200.00 feet to a monument; thence S 51°-36'-37" E 33.66 feet to a monument; thence along a curve deflecting to the left having a radius of 720.00 feet and an arc length of 300.25 feet to a monument; thence S 68°-56'-22" E 242.71 feet to a monument; thence along a curve deflecting to the right having a radius of 512.79 feet and an arc length of 98.45 feet to a monument, the last five courses being bounded Southerly by land of Dombrowski; thence Northeasterly 40 feet, more or less, to the centerline of said Old Colchester Road; thence Westerly by and along the centerline of said Old Colchester Road 875 feet, more or less, to a point; thence Southwesterly 40 feet, more or less, to the point and place of beginning.

Said parcel as herein described contains 0.8 acres ±.

**TRACT 2:**

Beginning at a monument set on the Northerly street line of Black Ash Swamp Road, said point being more particularly described as being the Northeast corner of the parcel herein described and the Southwest corner of land now or formerly of Dombrowski; thence N 67°-35'-39" W 57.61 feet to a monument; thence along a curve deflecting to the right having a radius of 250.00 feet and an arc length of 40.86 feet to a monument; thence N 58°-13'-49" W 159.07 feet to a monument; thence along a curve deflecting to the left having a radius of 350.00 feet and an arc length of 62.23 feet to a monument; thence N 68°-25'-02" W 394.78 feet to a monument; thence along a curve deflecting to the left having a radius of 370.00 feet to an arc length of 60.02 feet to a monument; thence N 77°-42'-40" W 200.24 feet to a monument; thence along a curve deflecting to the right having a radius of 370.00 feet and an arc length of 63.63 feet to a monument; thence N 67°-51'-27" W 361.50 feet to a monument; thence along a curve deflecting to the left having a radius of 350.00 feet and an arc length of 167.06 feet to a monument; thence S 24°-47'-38" W 130.93 feet to a monument; thence along a curve deflecting to the right having a radius of 677.24 feet and an arc length of 160.15 feet to a monument; said monument being the Southeast corner of land now or formerly of Ortega; thence Southerly 25 feet, more or less, to the centerline of Black Ash Swamp Rd; thence in a general Easterly direction by and along the centerline of Black Ash Swamp Rd 1,918 feet, more or less, to a point; thence Northerly 25 feet, more or less, to the monument at the point and place of beginning.

Said parcel as herein described contains 1.1 acres ±.

The above tracts of land are shown on a map entitled, "Dombrowski Subdivision II, Prepared for Stanley Dombrowski, Old Colchester Road, Montville, Conn. Scale: 1"=100', Dec. 1984, Rev. 3/25/85 by John Kopko, Jr. & Associates, Oakdale, CT."

"No Conveyance Tax collected"

*Michael E. Morris*  
Town Clerk of Montville

"No Conveyance Tax collected"

*Michael E. Morris*  
Town Clerk of Montville

CERTIFIED TO BE A TRUE COPY

THIS 28th DAY OF May 2024  
*Michelle Brown*  
MONTVILLE TOWN CLERK

Rec'd 7/23/24

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To Have and to Hold the above granted and bargained premises, with the appurtenances there-  
of, unto it the said grantee, its heirs, successors and assigns for-  
ever, to it and their own proper use and behoof.

And also, We the said grantors do for ourselves and our heirs,  
executors and administrators, covenant with the said grantee, its  
successors, heirs and assigns, that at and until the enrolling of these presents,  
we are well seized of the premises, as a good indefeasible estate in FEE SIMPLE; and have good right  
to bargain and sell the same in manner and form as is above written; and that the same is free from all  
incumbrances whatsoever, except as hereinbefore mentioned.

And Furthermore, We the said grantors do by these presents bind  
ourselves and our heirs, executors and administrators forever to WAR-  
RANT AND DEFEND the above granted and bargained premises to it the said  
grantee its successors, heirs and assigns, against all claims and demands  
whatsoever, except as hereinbefore mentioned.

In Witness Whereof, We have hereunto set our hand s  
and seal this 26th day of March in the year of our Lord nineteen  
hundred and eighty-five  
Signed, Sealed and Delivered in presence of

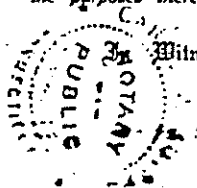
Carol J. Suter  
CAROL J. SUTER  
Carol K. Andrew  
CAROL K. ANDREW  
Elizabeth B. Heller  
Elizabeth B. Heller  
Richard J. Heller  
Richard J. Heller  
State of Connecticut

Stanley Dombrowski  
STANLEY DOMBROWSKI  
Aurore A. Dombrowski  
AURORE A. DOMBROWSKI  
Theresa Dombrowski  
THERESA DOMBROWSKI

County of NEW LONDON } SS. Montville

On this the 26th day of March, 1985, before  
me, Carol J. Suter, the undersigned officer, personally  
appeared STANLEY DOMBROWSKI

name is subscribed to the within instrument and acknowledged that he executed the same for  
the purposes therein contained; as his free act and deed.



In Witness Whereof, I hereunto set my hand and official seal  
CAROL J. SUTER  
NOTARY PUBLIC  
Notary Public  
Title of Officer

STATE OF CONNECTICUT  
) SS. Montville  
COUNTY OF NEW LONDON

On this the 22nd day of August, 1985, before me, HARRY B. HELLER, the undersigned officer, personally  
appeared AURORE A. DOMBROWSKI and THERESA DOMBROWSKI, known to me (or satisfactorily proven) to be the persons  
whose names are subscribed to the within instrument and acknowledged that they executed the same for the  
purposes therein contained as their free act and deed.

IN WITNESS WHEREOF, I have hereunto set by hand and official seal.

Harry B. Heller  
Harry B. Heller  
Commissioner of the Superior Court

Latest address of Grantee:  
No. and Street 950 Old Colchester Road  
City Oakdale  
State Connecticut Zip 06320

Received for Record September 13, 1985 at 3:15 PM. Attest Margaret C. Skinnice  
Treas. Clerk.