



Location of Proposed New Building. Located along the tree line front left corner will be about the back left corner of the storage shed shown. Shed will be moved between the existing and new structures. New structure will be about 20' from back property line and 30+/- feet from the road right-of-way. Power will come from the existing power pole/meter. Water will tie into same valve back as two existing structures with a new shut off. Town water company has been on site for planning and aproval. Sewer Line will go into town system which has hook up already in edge of ditch line shown on right side of picture. Plumber and excavation companies know exact location with a plan for hook up.



Two existing structures on property, both used for same reason as proposed strucure. New proposed structure is identical to double wide shown strait back from road.



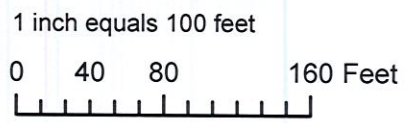
Picture of the strucure installed 2024, and proposed location of the new proposed structure.



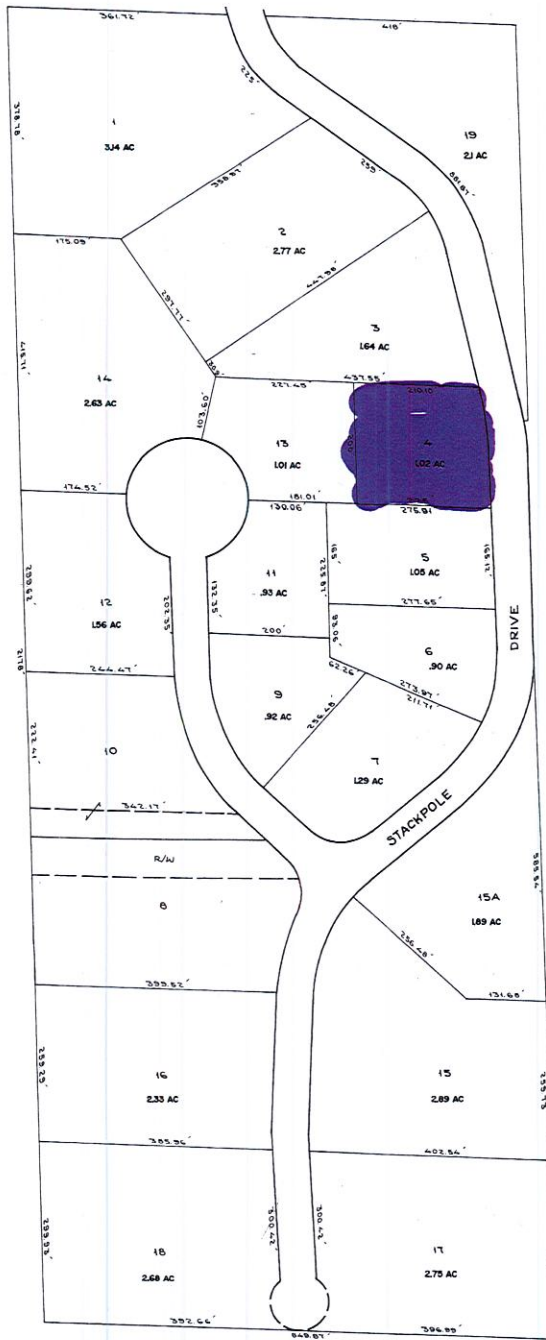
CHERRYFIELD FOODS INC.
51 STACKPOLE ROAD
COMPANY HOUSING PROJECT

Stackpole Road Properties
Map 6: Lot 4,5, 6, 11, 13





Maine Wild Blueberry
 Cheryfield Foods Inc.
 Stackpole Road Properties



LEGEND
PARCEL NUMBERS 1
ADJACENT MAPS 2
MATCH LINE

For Assessment Purposes
Not to be used for Conveyances

PROPERTY MAP
TOWN OF MACHIAS
WASHINGTON COUNTY, MAINE
PREPARED BY
JAMES W. SEWALL COMPANY OLD TOWN, MAINE
SCALE 1 INCH = 100 ± FEET



Customer Verification List

Unit:

56 X 28 3 BDR/2 BTH

Page : 1 of 4

Order No.: QT013372 Rev 2	Order Type: Retail	Bill To: 0065ME	Sell To: 0065ME
Model Year: 2026	Ret. Cust.: Wood	Schiavi Homes LLC	Schiavi Homes LLC
Retailer P.O.:	Energy Zone: 2	Schiavi Homes LLC	Schiavi Homes LLC
Floor Size: 56'0" X 28'0"	Wind Zone: 2	754 Main St	754 Main St
Brand: Lake Manor Doublew	Roof Load: 40	Oxford, ME 04270	Oxford, ME 04270
Model No.: LM-DW 3900	Sales Person: Greg Cummings		Scott Stone
Construction Type: HUD			
Shipping Agent: Star Fleet Trucking, Inc.	Shipping County: WASHINGTON	FOB: Factory	

Feature	Option	Variant	Description	Quantity
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Special Items

OTHER	OP001305		SPECIAL INSTRUCTIONS: LAKE MANOR 3900-6 (56x28) NEW FURNACE	1
OTHER	OP002459		MISC FREIGHT COMMENT ** FREIGHT CHARGES ON QUOTE IS ESTIMATE ONLY ** ** FINAL COST WILL BE CALCULATED WHEN HOUSE SHIPS **	1
OTHER	OP002460		HOMEOWNER INFORMATION ** MUST BE FILLED OUT ** NAME: <u>Cherry Field Food Inc</u> E-MAIL: <u>mbeal@cherryfieldfoods.com</u> STREET: <u>51 Stackpole Rd</u> CITY: <u>Machias</u> STATE: <u>Maine</u> ZIP: <u>04654</u> PHONE: <u>207-546-7573</u>	1

Packages

OTHER	OP002069		GAS RANGE/FURNACE 100AMP 56'	1
OTHER	OP002105		N.E HEIGHT RUNNING GEAR 56'DW (includes: 12" I-beam IPO 10", Underslung axles & Low Profile tires.)	1
OTHER	OP002111		40# ROOF & FRAME 56' DW	1

Countertop

KITCHEN	OP002096	Terrena Soapstone	HPL COUNTERTOP - LM/PRIME	1
KIT EDGE	OP002097	Terrena Soapstone	HPL EDGE - LM/PRIME	1
HALLBATH	OP002096	Terrena Soapstone	HPL COUNTERTOP - LM/PRIME	1
HBATH EDGE	OP002097	Terrena Soapstone	HPL EDGE - LM/PRIME	1
MBATH	OP002096	Terrena Soapstone	HPL COUNTERTOP - LM/PRIME	1
MBATH EDGE	OP002097	Terrena Soapstone	HPL EDGE - LM/PRIME	1

Drywall

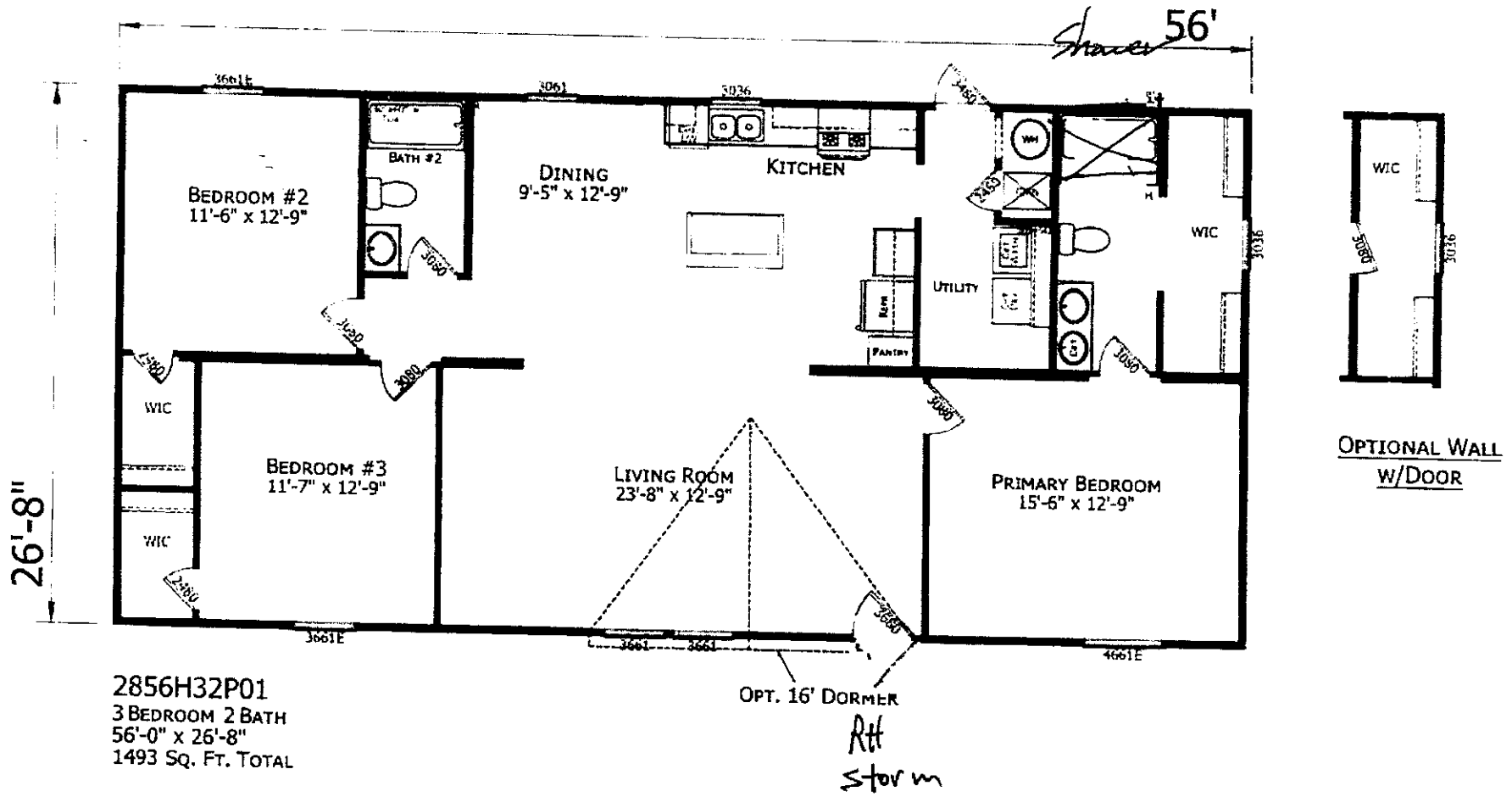
INTERIOR	OP002047	Casper Cashmere Sand	V.O.G. DRYWALL T/O - PRIME 7/16" X 4' X 9' OSB SHEATHING	1
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Construction

ERSPCE	OP002117		16" OC RAFTERS @ 40#	1
ROOFINS	OP002072		R-33 ROOF INS	1
ROOFLOAD	OP002107		40# ROOF LOAD 28 X 56	1
ROOFPITCH	OP000046		3/12 ROOF PITCH	1
FLOORINS	OP002114		R-22 FLOOR INS 56'DW	1
FLOORJST	OP000205		2x6 FLOOR JOISTS 16" OC	1

#40 Wind Zone II

DIMENSIONS IN () ARE FOR 2x6 SIDEWALLS



CHAMPION
HOME BUILDERS

2856H32P01
56'-0" x 26'-8"
3 BD 2 BT

LITERATURE
PLAN

L-101

*Sign _____ Date _____

MANUFACTURED HOME PURCHASE AND SALE AGREEMENT

Seller: Schiavi Homes, 754 Main Street, Oxford, ME 04270		Seller Representative: Stacey Bean	
Buyers: Cherry Field Foods Inc.	Milton Wood	320 Ridge Road Cherryfield Me 04622	
Delivery Address: 51 Stackpole Rd Machias Me 04654			
Year: 2026	Proposed Delivery:	Month Of May	Date of Contract: February 19, 2026
Manufacturer: Skyline Homes	Model #	3900 Series:	Lake Manor Style: Doublewide
Width: 28	Floor Length: 56	Hitch Length: 60	Bedrooms: 3 Bathrooms: 2
Siding Color: Clay	Shutters: Black	Roof Shingle Color: Dual Black	

MANUFACTURED HOME COSTS:		
Base Price of Home including all specifications listed below:		96,903.13
HOME OPTIONS AND UPGRADES:		
Roof Pitch: 4/12 or Less	No boom truck needed.	-
Interior finish to be Vinyl on Gypsum (aka: VOG)		-
Options & Upgrades. Refer to MFG Order for details.		-
		Manufactured Home Total: \$ 96,903.13
		Sales Tax: \$ 2,664.84

DELIVERY & SET UP COSTS:		
Cost of any and all permits required for Schiavi Homes scope of work will be billed via change order .		
Freight including permits from Pennsylvania.		20,375.00
Home delivered to site, level & block per MFG specifications, installation of tie downs per code, interior & exterior completion. Also includes the following:		28,487.50
Waste Management (dumpster, porta-potty, hauling, disposal fees, etc.) Does NOT include demolition debris.		
P.T. 4'6" Wide Steps w/ 5' x 4'6" Landing, up to 4 treads, includes railings and risers.	2 sets.	
Location: Front & Back/Side	Orientation: Straight	
Skirting: Lifestyle: White		-
Hook ups to utilities (electricity, water, sewer, etc.) are NOT included in pricing and are the responsibility of others. Unless listed in Extra Sale Items below.		
General Contractor is responsible for ensuring site accessibility and placement of the home onto the slab.		
Hitch(es) to be put under the home. Tires and axles to be returned to builder's location.		
		Purchase and Sale Total: \$ 148,430.46

Buyer Initials: _____

DLN: 1001940082195

QUITCLAIM DEED WITH COVENANT

KNOW ALL PERSONS BY THESE PRESENTS that MACHIAS REALTY TRUST, LLC, a Maine limited liability company, "Grantor",

for consideration paid,

GRANTS to CHERRYFIELD FOODS, INC., a Maine Corporation, whose mailing address is 320 Ridge Road, Cherryfield, ME 04622, "Grantee",

with QUITCLAIM COVENANT,

The land in Machias, County of Washington, and State of Maine, together with any improvements or buildings thereon, described more particularly as follows:

A certain lot or parcel of land situated in the Machias Industrial Park, being designated as Lot No. 4 on a plan and survey entitled "Machias Industrial Park, Machias, Maine", recorded in Map Book 18, Page 36 of the Washington County Registry of Deeds, a revised draft of said survey plan being recorded in Map Hanger 1, Sheet 20 of said Registry of Deeds.

All bearings are referenced to the magnetic meridian. The approximate mean declination is 19° 10' West of North 1977, according to a survey performed by Edgar E. Myers, Registered Land Surveyor No. 745.

This conveyance is subject to the conditions and restrictions as recorded in Map Book 18, Page 36 of the Washington County Registry of Deeds.

Granting also to the Grantee herein, its successors and assigns, a right of way for all purposes of a way including service for electrical, sewer and water utilities, in common with others having a similar right over the access road to said Industrial Park as described in the plan of the Machias Industrial Park on file in Map Book 18, Page 36 of the Washington County Registry of Deeds.

Granting also to the Grantee herein, its successors and assigns forever, all rights, privileges, appurtenances and easements belonging to the granted estate as intended by Title 33 M. R. S. §773.

For source of title, reference may be had to a deed from Peter G. Soucy, as Trustee of the Machias Realty Trust, u/d/t October 23, 1990 to the Grantor herein, Machias Realty Trust, LLC, dated May 13, 2005 and recorded in Book 3006, Page 341 of the Washington County Registry of Deeds.

MAINE REAL ESTATE TAX-Paid

DOC: 12730 BK: 4620 PG: 119

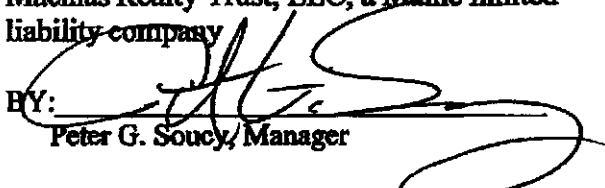
RECEIVED-RECORDED, WASHINGTON COUNTY REGISTER OF DEEDS

12/17/2019, 09:30:10A

Registrar of Deeds Sharon D. Strout E-RECORDED

IN WITNESS WHEREOF, Machias Realty Trust, LLC has caused this instrument to be executed by Peter G. Soucy, its Manager, duly authorized, this 10th day of DECEMBER, 2019.

Machias Realty Trust, LLC, a Maine limited liability company

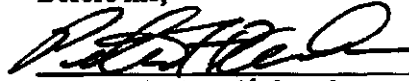
BY: 
Peter G. Soucy, Manager

Witness

STATE OF MAINE
COUNTY OF CUMBERLAND

On this 10th day of December, 2019, then personally appeared the above-named Peter G. Soucy, Manager of Machias Realty Trust, LLC, and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said Machias Realty Trust, LLC.

Before me,


Notary Public MS Attorney at Law

PETER H. KENLAW
Printed Name as Signed
My Commission Expires: 7

TOWN OF MACHIAS COPY
RESIDENTIAL OR COMMERCIAL BUILDING SEWER APPLICATION

To the Town of Machias:

The undersigned, being the Cherryfield Foods Inc. of the property
(Owner, Owner's, Agent)

located at 51 Stackpole Road, does hereby request a
(Number) (Street)

permit to install, connect, or reconnect a building sewer to serve the

Residence, Worker Housing Unit at said location. 6A 4
(Residence, Commercial Building, etc.) (Map) (Lot)

1. The following indicated fixtures will be connected to the proposed building sewer:

<u>Number</u>	<u>Fixtures</u>	<u>Number</u>	<u>Fixtures</u>
<u>1</u>	Kitchen Sinks	<u>0</u>	Water Closets
<u>2</u>	Lavatories	<u>0</u>	Bath Tubs
<u>0</u>	Laundry Tubs	<u>2</u>	Showers
<u>0</u>	Urinals	<u>0</u>	Garbage Disposal

COPY

Specify other fixtures: _____

2. The maximum number of persons who will use the above fixtures are: 10

3. The name, address, and phone number of the person or firm who will perform the propose work:
Allen Huntly Plumbing and Heating, East Machias

FIRMS PERMIT EXPIRATION DATE: _____

4. Plans and specifications for the proposed building sewer are attached hereunto as Exhibit "A".

In consideration of the granting of this permit, the undersigned agrees to:

1. Accept and abide by all provisions of the Sewer Ordinance of the Town of Machias, and all other pertinent ordinances or regulations that may be adopted in the future. (All sewer laterals are to be connected at the main line with a properly sized saddle or wye connector.)
2. Maintain the building sewer at no expense to the Town of Machias.
3. Notify the Superintendent 24 hours in advance of when the building sewer is ready for inspection and connection to the public sewer, but before any of the work is covered. (207) 255-3295

Signature: *Daniel Burke*
(Applicant)

Date: March 4, 2026

320 Ridge Road, Cherryfield, ME 04622

(Address of Applicant)

RATES

Residential Sewer Line Reconnection Fee:	\$10.00 Per Unit
Commercial Sewer Line Reconnection Fee:	\$50.00 Per Unit
Residential New Sewer Line Connection Fee:	\$50.00 Per Unit <i>- x 5 = \$250.00</i>
Commercial New Sewer Line Connection Fee:	\$300.00 Per Unit
R.V. Dumping Fee:	\$10.00 Per R.V.
Resident Dumping Fee:	\$ 50.00 Per Thousand Gallons
Non-Resident Dumping Fee:	\$ 50.00 Per Thousand Gallons