



Town Clerk Stamp:
 TOWN OF HANOVER
 2023 JUN 29 PM 2:30
 TOWN CLERK

**Hanover Planning Board
 APPLICATION FOR SPECIAL PERMIT**

Address of Property: 1 INDUSTRIAL WAY

Assessors' Info: Map 60 Plot(s) 120

Registry of Deeds Book _____ Page _____ Certificate# _____

Current Property Owner: FPK REALTY TRUST
 Address: PO BOX 180, BRIDGTON, MAINE 04009 Daytime Phone # 617-240-3181
 Email Address: FRANKRDLINER@ICLOUD.COM

Applicant: MARK MADDEN
 Address: 873 FOREST ST MARTINEBUD MA 02050 Daytime Phone # 617 908 0689
 Email Address: MARKMMAD@GMAIL.COM 0689

Brief description of what your Special Permit Request is for (Additional sheet(s) can be attached):
CONTRACTORS YARD

Previous Permit(s) Issued:
 Special Permit Site Plan Review Waivers Variance Order of Conditions

(Provide issuing authority – File # - Year etc. if information is available)

[Signature] 6/29/23
 Applicant Signature (Date)

[Signature] 6/29/2023
 Property Owner Signature (Date)

(Staple the application checklist with this application form)

(8/1/21)

PURCHASE AND SALE AGREEMENT



This 3/ day of May, 2023

1. PARTIES AND MAILING ADDRESSES

Francis P. Kwiatkowski, Jr., trustee of FPK Realty Trust u/d/t dated November 1, 1995 and recorded at Plymouth County Registry of Deeds in Book 13936, Page 002, of P.O. BOX 180, Bridgton, ME 04009 hereinafter called the Seller, agrees to SELL

and

Mark Madden, Trustee of Zack Realty Trust, of 873 Forest Street, Marshfield, MA 02050, hereinafter called the Buyer or Purchaser, agrees to BUY, upon the terms hereinafter set forth, the following described premises.

2. DESCRIPTION

A certain parcel of land with the building thereon in Hanover, Mass., known and numbered as 1 Industrial Way, Hanover, MA 02339. and further described in a deed recorded at the Plymouth County Registry of Deeds in Book 13936, Page 010

3. BUILDINGS, STRUCTURES, IMPROVEMENTS, FIXTURES

Included in the sale as a part of said premises are the buildings, structures, and improvements now thereon, and the fixtures belonging to the Seller and used in connection therewith including, if any, automatic garage door openers, venetian blinds, window shades, screens, screen doors, storm windows and doors, awnings, shutters, furnaces, heaters, heating equipment, stoves, oil and gas burners and fixtures appurtenant thereto, hot water heaters, plumbing and bathroom fixtures, electric and other lighting fixtures, mantels, fences, gates, trees, shrubs, plants, and ONLY IF BUILT IN, refrigerators, air conditioning equipment, ventilators, and all of the aforesaid are sold in "AS IS" condition with no representations or warranties whatsoever,

but excluding the metal structure referenced in section 32 of this Agreement.

4. TITLE DEED

Said premises are to be conveyed by a good and sufficient quitclaim deed running to the BUYER or to the nominee designated by the BUYER by written notice to the SELLER a least seven (7) days before the deed is to be delivered as herein provided and said deed shall convey a good and clear record and marketable title thereto, free from encumbrances, except

- (a) Provisions of existing building and zoning laws;

37. RIDERS and ADDENDUMS and EXHIBITS

None.

NOTICE: This is a legal document that creates binding obligations. If not understood, consult an attorney.



FPK Realty Trust

by:

A handwritten signature in black ink, appearing to read "Francis P. Kwiatkowski, Jr.", written over a horizontal line.

Francis P. Kwiatkowski, Jr., Trustee

SELLER

Zack Realty Trust

by:

A handwritten signature in black ink, appearing to read "Mark Madden", written over a horizontal line.

Mark Madden, Trustee

BUYER

Seller

BUYER