SEE CML
BOOK 3475
PAGE 10

1903-275

07318 MASSACHUSETTS WARRANTY DEED (INDIVIDUAL) SHORT FORM 871

KNOW ALL MEN BY THESE PRESENTS

That ARTHUR W. WRIGHT and MARILYN K. WRIGHT, husband and wife
11 Wildwood Lane

of Amherst, Hampshire County, Massachusetts,

~~being unmarried~~, for consideration paid, and in full consideration of
FORTY THREE THOUSAND NINE HUNDRED DOLLARS (\$43,900.00)

grants to ANN MILLER MALEY
458 Evergreen #5
of E. Lansing, Michigan with warranty covenants

the land in said Amherst consisting of a parcel of land with a building thereon on the east side of Wildwood Lane and bounded and described as follows:

[Description and encumbrances, if any]

WESTERLY by Wildwood Lane one hundred (100) feet; northerly by land formerly of Longyear, now or formerly of one Aubrey, two hundred (200) feet; easterly by land of Amherst Cemetery Association one hundred (100) feet; and southerly by land now or formerly of one Gardner two hundred (200) feet; the southwesterly corner of the land herein described is two hundred and forty-one and nine tenths (241.9) feet northerly, along Wildwood Lane, from the intersection of the easterly line of Wildwood Lane with the northerly line of Strong Street.

The premises are subject to a right in the Town of Amherst, formerly in Wesley J. Wentworth, et ux, to maintain a surface drain pipe as it now runs, near the south line of the premises; the premises are also subject to the restrictions that no houses shall be built or used for more than a single residence and costing less than \$4,000.00 or set back less than thirty (30) feet from the street lines; and not more than one house shall be built upon the land described.

SUBJECT to a sewer easement of the Town of Amherst, dated May 26, 1970, recorded with Hampshire County Registry of Deeds, Book 1572, Page 682; see also Plan Book 75, Page 22.

BEING the same premises conveyed to us by deed of Albert E. Wood et ux, dated June 20, 1970, recorded with Hampshire County Registry of Deeds, Book 1574, Page 622.

WITH MASS. EXCISE STAMPS \$ 100.30 AFFIXED AND CANCELLED

Witness our hands and seals this 9th day of August 1976

Witness Janet R. Turner
Janet R. Turner

Arthur W. Wright
Arthur W. Wright

Marilyn K. Wright
Marilyn K. Wright

The Commonwealth of Massachusetts

Hampshire ss. August 9, 1976

Then personally appeared the above named Arthur W. Wright and Marilyn K. Wright

and acknowledged the foregoing instrument to be their free act and deed, before me,

Janet Lane Duncan
Notary Public — Justice of the Peace

My Commission expires Dec 27, 1980

August 10, 1976 at 2 o'clock & 55 mins. P.M. Rec'd, Ent'd & Exam'd

(*Individual — Joint Tenants — Tenants in Common — Tenants by the Entirety.)

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.