

2169-98

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MASSACHUSETTS WARRANTY DEED (INDIVIDUAL) SHORT FORM 671

KNOW ALL MEN BY THESE PRESENTS that we, PAUL G. LAWLER and ANNA C. LAWLER, husband and wife, of Amherst, Hampshire County, Massachusetts,

for consideration paid, and in full consideration of \$53,000.00

grants to RICHARD F. YURETICH and LINDA C. YURETICH, husband and wife, as joint tenants, with rights of survivorship of 635 South East Street, Amherst, Massachusetts 01002 with warranty covenants

the land in said Amherst, with the buildings thereon, on the Westerly side of Lincoln Avenue, known as 328 Lincoln Avenue, bounded and described as follows: [Description and encumbrances, if any]

Beginning at a point on the Westerly side of Lincoln Avenue three hundred and forty-eight and ninety-three hundredths (348.93) feet, Southerly from a stone bound at the intersection of said Westerly side of said Lincoln Avenue with the Southerly side of Plainville Road; thence running Westerly along land now or formerly of Mary A. Dudley one hundred and fifteen (115) feet to an iron pipe set at land now or formerly of one Britt; thence running Northerly along land of said Britt a distance of twenty-five (25) feet to an iron pipe; thence running Westerly along land now or formerly of said Britt ninety-five and two tenths (95.2) feet to McClure Street; thence running Northerly on said McClure Street seventy-five (75) feet; thence running Easterly two hundred and ten and two tenths (210.2) feet to the Westerly side of said Lincoln Avenue; thence running Southerly one hundred (100) feet to the point of beginning, hereby intending to convey lots #7, #18, the Southerly one-half of lots #6 and #19, and a portion of lots #8 and #17, all as shown on plan of lots recorded in Hampshire County Registry of Deeds Book 526, Page 130, to which plan and the record thereof reference is made for a more particular description.

Said property is conveyed SUBJECT TO the restriction that no building shall be put upon said lot nearer than fifteen (15) feet to the westerly side of said Lincoln Avenue and fifteen (15) feet to the Easterly side of said McClure Street.

Being the same premises described in deed of Benjamin A. Sumer, Jr., Conservator of Marjorie Eunice Simpson to Paul G. Lawler and Anna C. Lawler, dated October 7, 1976, recorded in said Registry, Book 1915, Page 240.

328 Lincoln Avenue, Amherst, Massachusetts

Witness my hand and seal this 1st day of July 19 80

Robert W. Retcher
atticus in fact

Paul G. Lawler
Anna C. Lawler

The Commonwealth of Massachusetts

Hampshire, ss. July 1, 19 80

Then personally appeared the above named Paul G. Lawler and Anna C. Lawler

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

June 23, 1983 Robert W. Retcher
Notary Public

COMMONWEALTH OF MASSACHUSETTS DEEDS & EXCISE 120.84 CANCELLED JUL-1-80

My Commission expires 6-23-83 July 1, 1980 at 3 o'clock and 26 min pm.

-Tenants in Common - Tenants by the Entirety- Rec'd, Ent'd, Exam'd