

2176-136

66643

MASSACHUSETTS WARRANTY DEED INDIVIDUAL (LONG FORM) 572

KNOW ALL MEN BY THESE PRESENTS

that we, ROBERT S. BROWN and CONSTANCE G. BROWN, husband and wife
of Shutesbury, Franklin----- County, Massachusetts

~~being married~~, for consideration paid, and in full consideration of SIX THOUSAND FIVE HUNDRED
----- (6,500.00) ----- DOLLARS

grants to DAVID W. YAUKEY and BARBARA B. YAUKEY, husband and wife, as
tenants by the entirety
of 38 Maplewood Drive, Amherst, MA 01002 with warranty covenants

the land in Amherst, off the easterly side of Maplewood Drive, shown as
Lot 22 on plan of land entitled "Maplewood Park Amherst, Mass. Robert
S. Brown Realtor", [Description and encumbrances, if any] dated August 24,
1965, by John A. O'Keefe III, Registered Land Surveyor, recorded in
Hampshire County Registry of Deeds, Plan Book 68, Pages 118 and 119,
bounded and described as follows:

Beginning at a point marking the southwest corner of the land
described and the northwest corner of Lot 23 as shown on the above-
mentioned plan; thence N 15° 32' 38" E along Lots 18, 19 and 20 as
shown on the above-mentioned plan, 155.49 feet to a point; thence S
79° 01' 04" E along Lot 21 as shown on the above-mentioned plan,
124.85 feet to a point in the west line of Maplewood Circle (granting
no ownership rights in Maplewood Circle other than the right of way
hereinafter mentioned); thence S 10° 56' 52" W along the west line of
Maplewood Circle as shown on the above-mentioned plan, 155.00 feet to
a point; thence N 79° 01' 04" W along Lot 23 as shown on the above-
mentioned plan, 137.22 feet to the place of beginning. Containing
20,310 square feet.

TOGETHER WITH a right of way, in common with others, to pass and
repass, on foot or in vehicles, over the streets as shown on said
plan.

ALSO GRANTING the right to connect and use the public utilities
now or hereafter installed therein.

SUBJECT TO the restrictions contained in a document dated June
15, 1966, recorded in said Registry, Book 1487, Page 377.

Hereby conveying a portion of the land described in deed of
Frederick W. Edgington to Robert S. Brown et ux, dated August 9, 1955,
recorded in said Registry, Book 1202, Page 217.



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Witness... OUR... hand and seal gthis... 11th... day of... Aug... 1980

Jeff B. Brown
LPSB

Robert S. Brown
Robert S. Brown

Constance G. Brown
Constance G. Brown

The Commonwealth of Massachusetts

Hampshire, ss.

August 11,

1980

Then personally appeared the above named Robert S. Brown

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

Jeffery B. Brown
Notary Public

My Commission Expires Oct 3, 1980

JEFFERY B. BROWN

Aug. 11, 1980 at 2 o'clock and 18 min. P. M. Rec'd, Ent'd and Exam'd.