

SEE C.M.L.
BOOK 3429
PAGE 52

0603-050

012954

MASSACHUSETTS WARRANTY DEED (INDIVIDUAL) SHORT FORM 571

KNOW ALL MEN BY THESE PRESENTS

That We, Frederick F. Calland and Diana Calland, husband and wife, both of Fairfax, Virginia ~~County, Massachusetts~~

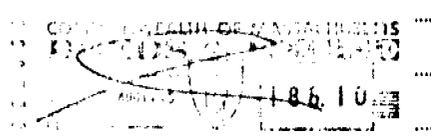
~~being annexed~~ for consideration paid, and in full consideration of Eighty-two Thousand Fifty Dollars (\$82,050.00) grants to Thomas J. Brock and Dorla S. Brock, husband and wife, both of 98 Iduna Lane, Amherst, Massachusetts, as tenants by the entirety, ~~sk~~ with warranty covenants.

Property Address: 143 Fearing Street, Amherst, MA 01002

the land ~~sk~~ with the buildings thereon, situated on the northerly side of Fearing Street and the westerly side of McClure Street in said Amherst, and bounded and described (Description and encumbrances, if any) as follows:
Southerly by Fearing Street one hundred twelve and nine-tenths (112.9) feet; westerly by land of Felix E. Peterson et ux., one hundred seventeen and nine-tenths (117.9) feet; northerly by land of one Nestle one hundred thirteen (113) feet, more or less; easterly by McClure Street (private way) one hundred seventeen and five-tenths (117.5) feet, more or less; the northwesterly, northeasterly and southwesterly corners are marked by iron pipes; including a right of way in that portion of McClure Street (private way) bounded and described as follows: beginning at a stone bound marking the intersection of the northerly line of Fearing Street with the westerly line of McClure Street (public way); thence westerly along Fearing Street seven (7) feet to the southeasterly corner of the land hereinbefore described; thence northerly, along the land hereinbefore described one hundred seventeen and five-tenths (117.5) feet, more or less, to an iron pipe; thence easterly five and five-tenths (5.5) feet to a point in the westerly line of McClure Street (public way); thence southerly along the westerly line of McClure Street (public way) one hundred seventeen and five-tenths (117.5) feet to the place of beginning

For our title see deed of Alex Page and Anita Page, dated October 31, 1966 and recorded in Hampshire County Registry of Deeds in Book 1496, Page 703.

Witness our hands and seal this 1st day of AUGUST 1985.



Frederick F. Calland
Frederick F. Calland
Diana Calland
Diana Calland

The Commonwealth of ~~Massachusetts~~ Virginia
Fairfax ss. August 1, 1985

Then personally appeared the above named Frederick F. Calland and Diana Calland



and acknowledged the foregoing instrument to be their free act and deed before me, *Marie E. Buchwald*
Notary Public — Justice of the Peace

Date Aug 14 1985 at 4 o'clock and 01 minutes P.M. Rec'd, ent'd and exam'd. My Commission expires 9-8 1987

(*Individual — Joint Tenants — Tenants in Common.)

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 grantor 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.