

SEE BOOK 3234 PAGE 33

2667-218

000132

MASSACHUSETTS WARRANTY DEED (INDIVIDUAL) SHORT FORM 871

RICHARD S. BOGARTZ and LORRAINE W. BOGARTZ
of Amherst, Hampshire County, Massachusetts,

being unmarried, for consideration paid, and in full consideration of \$150,000.00
ONE HUNDRED FIFTY THOUSAND and NO/100 DOLLARS

grants to ANDREW GAGARIN, Individual
of Gallows Lane,
Litchfield, Connecticut

with warranty covenants

the land in Amherst, Hampshire County, Massachusetts, bounded and described
as follows:

(Description and encumbrances, if any)

Beginning at the southeasterly corner of this tract, at the northeasterly corner of land now or formerly of Lyle L. Blundell et ux, it being formerly of the heirs of Nellie Marsh, being marked by an iron pin at the westerly line of North Prospect Street; thence running Westerly along said Blundell land two hundred seventy-seven and one-tenth (277.1) feet to an iron pin at land formerly of Edmund I. Bangs; thence running Northerly along said Bangs land sixty (60) feet to an iron pin, thence running Easterly along land formerly of H. Wootton Burnett two hundred seventy-three and six-tenths (273.6) feet to a stone monument at said street; thence running Southerly along said street sixty (60) feet, by a highway marker #2, to the point of beginning; said Highway Marker being located forty-eight and eight-tenths (48.8) feet northerly of the said point of beginning. All distances being more or less.

Being the same premises conveyed to Richard S. Bogartz and Lorraine W. Bogartz by deed of Jim H. Starr and Bonnie Acker dated May 1, 1979, and recorded in the Hampshire County Registry of Deeds in Book 2093, Page 332.

premises affected: 44 N. Prospect St., Amherst, MA

CANCELLED

Witness our hand and seal this 9th (ninth) day of January, 1986

.....
RICHARD S. BOGARTZ
.....
LORRAINE W. BOGARTZ
.....

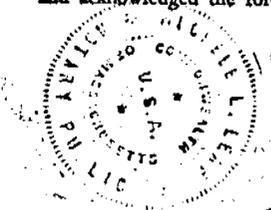
The Commonwealth of Massachusetts

Hampshire ss. January 9, 1986

Then personally appeared the above named
RICHARD S. BOGARTZ and LORRAINE W. BOGARTZ
and acknowledged the foregoing instrument to be their free act and deed, before me,

Michele L. Leaf
Notary Public

My Commission expires Oct. 2, 1992



(*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 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.

Date Jan 9 1986 at 10:00 am 42 P. and exam'd