

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS THAT RALPH K. FARRICK, the Grantor, who claims title by or through an instrument, recorded in Volume 2159, Page 120, county recorder's office, County of Hampshire, Commonwealth of Massachusetts, for the consideration of \$1.00 received to his full satisfaction of The Farrick Family Trust, dated February 15, 1991, the Grantee whose tax mailing address will be Christian Lane, Town of Whately, Commonwealth of Massachusetts, has given granted, released, and forever quitclaimed and by these presents absolutely gives, grants, releases, and forever quitclaims unto the said Grantee, forever, all such right and title as he, the said Grantor, has or ought to have in and to the following described piece or parcel of land, situated in the Town of Amherst, County of Hampshire, Commonwealth of Massachusetts:

196 North Pleasant Street, Amherst, MA

the land in Amherst, Hampshire County, Massachusetts, with the buildings thereon, known as 196 North Pleasant Street, located on the west side of North Pleasant Street, bounded and described as follows:

Beginning at a stake and stones on the west side of North Pleasant Street marking the northeast corner of the land described; thence running N. 83° 30' W., along land now or formerly of Florence B. Cutler, twelve (12) rods and twenty-one (21) links to a stake and stones; thence S. 6° 30' W., along land now or formerly of one Shumway, six (6) rods and six (6) links to a stake and stones; thence S. 83° 30' E., along land now or formerly of one Chapman, twelve (12) rods and twenty-one (21) links to the highway; thence N. 6° 30' E., along the westerly line of North Pleasant Street, six (6) rods and six (6) links to the place of beginning; containing one-half (½) acre, more or less.

For title, see deed of John W. Butler, a/k/a, to Ralph K. Farrick and Irene P. Farrick, dated December 30, 1977 and recorded in the Hampshire County Registry of Deeds, Book 1999, Page 311. This deed does not create any new boundaries.

To have and to hold the premises aforesaid, with the appurtenances thereunto belonging to the said Grantee, so that neither the said Grantor, nor his heirs, nor any other persons claiming title through or under him, shall or will hereafter claim or demand any right or title to the premises, or any part thereof; but they and every one of them shall by these presents be excluded and forever barred.

And for valuable consideration RALPH K. FARRICK, does hereby remise, release, and forever quitclaim unto the said Grantee, all his right and expectancy of Dower in the above described premises.

IN WITNESS WHEREOF, they have hereunto set their hands the 1st day of July, in the year one thousand nine hundred and ninety one.

Ralph K. Farrick, Trustee
Rudolph K. (aka Ralph) Farrick, Trustee, The Farrick Family Trust
Grantee

Irene P. Farrick, Trustee
Irene P. Farrick, Trustee, The Farrick Family Trust
Grantee

Ralph K. Farrick
Grantor

Signed and acknowledged in the presence of:

Frank L. Lomana
Witness

John M. Lomana
Witness

The foregoing instrument was acknowledged before me on July 1, 1991, by RUDOLPH K. (AKA RALPH) FARRICK and IRENE P. FARRICK as their free act and deed.

John F. Regier
Notary Public

Notary Seal:

Date July 3 1991 at 1 o'clock and 21 minutes P.M. Rec'd ent'd and exam'd