

K N O W A L L M E N B Y T H E S E P R E S E N T S

That we SIDNEY F. WEXLER, of Amherst, Hampshire County, Massachusetts, and JO ANN WEXLER, of Fremont, Alameda County, California,

for consideration paid and in full consideration of \$184,000.00,

grant to JENNY S. SPENCER and EDWIN C. GENTZLER, husband and wife and to the survivor of them as tenants by the entirety, whose mail address is 263 Brookside Circle, Florence, MA 01060,

WITH WARRANTY COVENANTS

That certain tract or parcel of land, together with all of the buildings thereon, situated on the Northerly side of Fearing Street in Amherst, Hampshire County, Massachusetts, bounded and described as follows:

Beginning at a point on said Northerly side of Fearing Street 81 feet 9 inches East of the stone post at the Southeast corner of Nutting Avenue and Fearing Street, being the Southwest corner of the premises conveyed, and thence running

NORTHERLY on land formerly of Edward A. White 138 feet 6 inches to an iron pin driven into the ground; thence running

EASTERLY on land formerly of S. A. Phillips and land now or formerly of Robert J. Knightly 81 feet 9 inches to an iron pin driven into the ground; thence running

SOUTHERLY on land formerly of A. B. Fay 138 feet 6 inches to Fearing Street to an iron pin driven into the ground; thence running

WESTERLY on Fearing Street 81 feet 9 inches to the point of beginning.

Being Lot No. 20 shown and described on a plan of land entitled "PLAN OF BUILDING LOTS AT AMHERST, MASS. FOR S.A. PHILLIPS", recorded in the Hampshire County Registry of Deeds in Book 484, Page 31.

This conveyance is made SUBJECT to the right to lay a sewer pipe on the East side of said lot and across the Northeast corner of said lot all as reserved in deed of Stanley A. Phillips to Charles H. Sanderson, dated October 21, 1908, recorded in said Registry in Book 635, Page 401.

Meaning and intending to convey and hereby conveying all and the same premises conveyed by deed of Sidney F. Wexler to Sidney F. Wexler and Jo Ann Wexler, dated June 8, 1982, recorded in said Registry in Book 2282, Page 10.

Street Address: 41-43 Fearing Street, Amherst, MA 01002

WITNESS our hands and seals this 25th day of May, 1994.

Andrew J. Siegel
Andrew J. Siegel

Sidney F. Wexler
(Sidney F. Wexler)

Jo Ann Wexler
(Jo Ann Wexler)

COMMONWEALTH OF MASSACHUSETTS

Hampshire, ss.

May 25, 1994

Then personally appeared the above named SIDNEY F. WEXLER and JO ANN WEXLER and acknowledged the foregoing instrument to be their free act and deed, before me,

Andrew J. Siegel
(Andrew J. Siegel) Notary Public

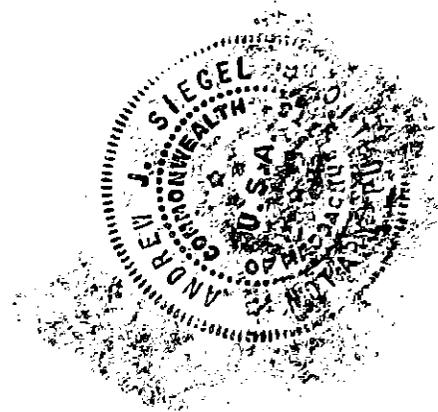
My commission expires: March 16, 1995



CANCELLED

TAX 837.04
CHECK 839.84

3968396 09:43
EXCISE TAX



ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER
MARIANNE L. DONOHUE