



Bk: 10540Pg: 309 Page: 1 of 2
Recorded: 05/04/2011 10:06 AM

Affected premises:
10 Allen Street, Amherst

KNOW ALL BY THESE PRESENTS THAT
WE, Seymour Friedman and Irene J. Friedman
of 10 Allen Street, Amherst, MA 01002
for full consideration to us paid of \$325,000.00 grant to

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 05/04/2011 10:06 AM
ctrl# 025681 08878 Doc# 00008966
Fee: \$1,482.00 Cons: \$325,000.00

10 Allen Street LLC of 657 South Pleasant Street, Amherst, MA 01002

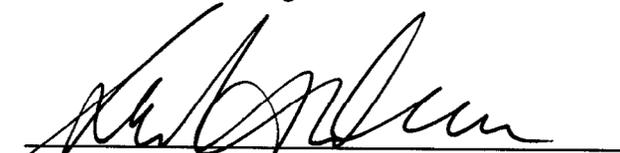
with WARRANTY Covenants

the land, with the buildings thereon, located at 10 Allen Street, Amherst, **Hampshire** County, Commonwealth of Massachusetts, which is more particularly bounded and described in Exhibit A annexed hereto and incorporated herein by reference.

Being the same premises conveyed to us by deed of Julia E. Armstrong, dated June 27, 1984, and recorded in Hampshire County Registry of Deeds Book 2480, Page 243.

Executed as a sealed instrument on:

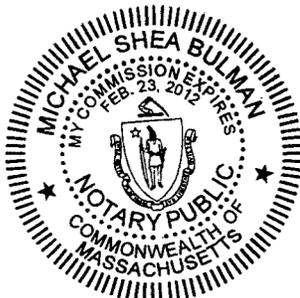

witness to both


Seymour Friedman


Irene J. Friedman

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF HAMPSHIRE: SS

On this 2nd day of May, 2011, before me the undersigned Notary Public, personally appeared the above named Seymour Friedman and Irene J. Friedman, proved to me by satisfactory evidence of identification, being my own personal knowledge of the identity of the signatory to be the persons whose name are signed above, and acknowledged the foregoing to be signed by each of them as his or her free act and deed, voluntarily for its stated purpose.




Michael Shea Bulman, Notary Public
My commission expires February 23, 2012

EXHIBIT A

Beginning at the center of a stone post on Fearing Street, it being the Southeasterly corner of the premises conveyed; thence running Westerly on said Fearing Street eighty-one and $\frac{2}{3}$ ($81 \frac{2}{3}$) feet, more or less, to an iron pin set in the ground; thence running Northerly one hundred thirty-eight and one-half ($138 \frac{1}{2}$) feet, more or less, to land now or formerly of Robert J. Knightly to an iron pin set in the ground, it being the Northeasterly corner of Lot #20; thence running Easterly on said Knightly land eighty-one and $\frac{2}{3}$ ($81 \frac{2}{3}$) feet, more or less, to an iron pin on Allen Street, it being the Southeasterly corner of said Knightly land; thence running Southerly on said Allen Street one hundred thirty-eight and one-half ($138 \frac{1}{2}$) feet, more or less, to the point of beginning. Being described as Lot #21 on plan of lots of Stanley A. Philips recorded with Hampshire County Registry of Deeds in Book 484, Page 31.

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