2012 00015298
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Recorded: 06/29/2012 02:41 PM

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 06/29/2012 02:41 PM
ctrl# 027836 22318 Doc# 00015298
Fee: $1,956.24 Cons: $429,000.00

QUITCLAIM DEED

AFFECTED PREMISES: 290 Lincoln Avenue, Amherst, MA 01002

WE, **MICHAEL A. BONIS AND SUSAN A. BONIS, being a married couple,** of 290 Lincoln Avenue, Amherst, Hampshire County, Massachusetts, for consideration received of **FOUR HUNDRED TWENTY NINE THOUSAND AND 00/100 DOLLARS ($429,000.00),**

grant to **KH AMHERST PE, LLC.,** a limited liability company, duly organized under the laws of the Commonwealth of Massachusetts, c/o 692 Wolf Swamp Road, Longmeadow, MA 01106,

with QUITCLAIM COVENANTS,

The land in Amherst, Hampshire County, Massachusetts, located at the intersection of the westerly line of Lincoln Avenue with the southerly line of Fearing Street, being shown as Parcel 2 and 3 on plan of land entitled "Land in Amherst, Mass. Surveyed for Bruce C. Brown", dated March 28, 1978, revised April 3, 1978, Gordon E. Ainsworth & Association, Inc., Registered Land Surveyors, recorded in Hampshire County Registry of Deeds, Plan Book 107, Page 26, bounded and described as follows:

Beginning at a D. H. in a 3" by 8" S.B. at the intersection of the westerly line of Lincoln Avenue and the southerly line of Fearing Street: thence S. 1° 58' 10" W., along the westerly line of Lincoln Avenue, 184.30 feet to a set I.P.; thence S. 84° 44' 11" W., along parcel 1 shown on the above—mentioned plan, 173.03 feet to a set I.P.; thence N. 4° 29' 35" W., along parcel 4 shown on the above-mentioned plan, 182.39 feet to a set I.P. on the southerly side of Fearing Street; thence N. 84° 36' 05" E., along the southerly side of Fearing Street, 193.79 feet to the place of beginning.

Being the same premises conveyed to the Michael A. Bonis and Susan A. Bonis by deed of Norman R. Simonson and Robert Jay Rosenkranz and recorded in the Hampshire County Registry of Deeds in Book 8836, Page 227.

Grantors hereby release any and all benefits of a homestead.

WITNESS our hands and seals this 28th day of June, 2012.

Michael A Bonis

MICHAEL A. BONIS

S Bonis

SUSAN A. BONIS

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF HAMPSHIRE, SS.

On this 28th day of June, 2012, before me, the undersigned Notary Public, personally appeared, MICHAEL A. BONIS AND SUSAN A. BONIS, who proved to me through satisfactory evidence of identification, which were valid picture IDS, to be the persons whose names are signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

Notary Public: Gary D. Gruber
My Commission Expires: 10/26/2018

GARY D. GRUBER
Notary Public
Commonwealth of Massachusetts
My Commission Expires Oct. 26, 2018

ATTEST: HAMPSHIRE, Patricia A. Plaza REGISTER
PATRICIA A. PLAZA