2012 00024418
Bk: 11075Pg: 108 Page: 1 of 2
Recorded: 10/10/2012 02:46 PM

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 10/10/2012 02:46 PM
ctrl# 028489 00714 Doc# 00024418
Fee: $1,596.00 Cons: $350,000.00

AFFECTED PREMISES:
84 McClellan Street
Amherst, MA 01002

KNOW ALL MEN BY THESE PRESENTS

That WE, ALEX R. PAGE and ANITA PAGE, of Amherst, Hampshire County, Massachusetts

in consideration of less than **THREE HUNDRED FIFTY THOUSAND AND 00/100 ($350,000.00) DOLLARS**

grant to **MAX PAGE and EVE S. WEINBAUM,** Husband and Wife, of 15 Smith Street, Amherst, Hampshire County, Massachusetts, as Tenants by the Entirety

WITH WARRANTY COVENANTS

The premises described on Exhibit A attached hereto and made a part hereof.

Executed as a sealed instrument this ninth (9th) day of October 2012.

Witness

Witness

Alex R. Page

Anita Page

COMMONWEALTH OF MASSACHUSETTS

Hampshire, ss

October 9, 2012

On this ninth (9th) day of October 2012, before me, the undersigned notary public, appeared **ALEX R. PAGE and ANITA PAGE,** personally known to me to be the person whose names are signed on the preceding or attached document, and acknowledged to me that they signed it voluntarily for its stated purpose.

Peter M. Gerard, Notary Public
My Commission Expires: 12/14/2012

EXHIBIT A

PARCEL I

Beginning at the northeast corner of the premise hereby conveyed, it being the northwest corner of land of one Duval, and thence running S. 80° W. along the southerly side of said McClellan Street, one hundred thirty-two (132) feet to land formerly of Annie M. Honney; later of Rose Ennis; thence S. 1° W approximately one hundred fifty-seven (157) feet to land formerly of Elizabeth I. Boynton; thence N. 81° E. on said Boynton land, one hundred twenty-eight (128) feet to land of one Duval; thence N. 1° one hundred sixty-one and seven tenths (161.7) feet to the place of beginning. Being the easterly portion of the land conveyed to Annie M. Honney by deed of the heirs of James Sharkey, dated August 29, 1895, recorded in Hampshire County Registry of Deeds, Book 478, Page 193.

EXCEPTING AND EXCLUDING the premises described in deed of Wesley J. Wentworth to Sanford L. Payson et ux, dated December 4, 1962, recorded with Hampshire County Registry of Deeds book 1397, Page 102.

BEING THE SAME premises conveyed to the Grantors herein by deed of Sylvia A. Ryan dated September 26, 1989 and recorded with the Hampshire County Registry of Deeds in Book 3458,Page 256.

PARCEL II

Certain real estate situated in said Amherst, with the buildings thereon, situated on the South side of McClellan Street, bounded and described as follows:

Beginning at a stake and stones on the South side of said McClellan Street at the Northwest corner of the premises herein described, it being the Northeast corner of land formerly of John Donahue; thence running S. 3° E. nine (9) rods thirteen (13) links on said Donahue's land to said Donahue's Southeast corner; thence N. 81° E. sixty-six (66) feet on land formerly of J. B. Lindsey and Ira A. Boynton to land formerly of Annie M. Honnay (more recently of May Honnay via second clause of Annie M. Honnay's Will); thence running N. 1° W. nine (9) rods twenty(20) links on land formerly of said Annie M. Honnay to McClellan Street; thence running S. 80° W. sixty-six (66) feet on said McClellan Street to the point of beginning; being the Westerly portion of the tract deeded to Annie M. Honnay by Mary E. Sharkey, Guardian of James Sharkey et al, dated August 29, 1895, recorded in Hampshire County Registry of Deeds, Book 478, Page 371.

BEING THE SAME premises conveyed to the Grantors herein by deed of Leonta G. Horrigan dated October 4, 1966 and recorded in the Hampshire County Registry of Deeds in Book 1495, Page 236.

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