2014 00011957
Bk: 11691Pg: 340 Page: 1 of 3
Recorded: 07/11/2014 12:23 PM

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 07/11/2014 12:23 PM
ctrl# 031969 31379 Doc# 00011957
Fee: $2,462.40 Cons: $540,000.00

Affected Premises: 174 Lincoln Avenue
Amherst, MA 01002

KNOW ALL PERSONS BY THESE PRESENTS

That I, THOMAS L. DUMM, Trustee of The Thomas L. Dumm Revocable Trust, of 174 Lincoln Avenue, Amherst, Hampshire County, Massachusetts,

in consideration of FIVE HUNDRED FORTY THOUSAND and 00/100 ($540,000.00) DOLLARS,

grant to KATHERINE S. NEWMAN, of 229 West 97th Street, Apt. 4C, New York, New York,

with QUITCLAIM COVENANTS

the land in Amherst, Hampshire County, Massachusetts, bounded and described as follows:

See Exhibit A attached hereto and made a part hereof.

Being the same premises conveyed to Thomas L. Dumm, Trustee of The Thomas L. Dumm Revocable Trust by deed dated September 14, 2004 and recorded in the Hampshire County Registry of Deeds in Book 7987, Page 161.

I, Judith Piotrkowski, wife of Thomas L. Dumm and Grantor, Thomas L. Dumm, waive all of the homestead rights we have or may have had in the property described above and contained herein and state no other person is entitled to the protection of Homestead Act.

Executed under seal this 2nd day of July, 2014.

THE THOMAS L. DUMM REVOCABLE TRUST

WITNESS

By: Thomas L. Dumm, Trustee

COMMONWEALTH OF MASSACHUSETTS

Hampshire, ss.

On this 2nd day of July, 2014, before me, the undersigned notary public, personally appeared THOMAS L. DUMM, proved to me through satisfactory evidence of identification, which was a driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

Megin Z. Ziemek, Notary Public
My commission expires: 12/26/2014

Executed under seal this 9th day of July, 2014.

WITNESS

Judith Piotrkowski

COMMONWEALTH OF MASSACHUSETTS

Hampshire, ss.

On this 9th day of July, 2014, before me, the undersigned notary public, personally appeared Judith Piotrkowski, proved to me through satisfactory evidence of identification, which was a driver's license/ Learner Permit to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose.

Anna M. Mason, Notary Public
My commission expires: 9/26/2019

EXHIBIT A

The tract of land located on Lincoln Avenue, in Amherst, Hampshire County, Massachusetts, being more particularly bounded and described as follows:

Beginning at an iron pipe set in the westerly line of Lincoln Avenue, it being the northeasterly corner of the land herein described, it also being at the southeasterly corner of land formerly of one Clarence E. Gordon; thence

WESTERLY	230 feet along said Gordon land to an iron pin at land formerly of one R.E. Mosher and one Harrington; thence
SOUTHERLY	85 feet along land of the said Harrington to an iron pin; thence
EASTERLY	230 feet along land formerly of one James A. Lowell, now or formerly of one Anderson, to an iron pin set on the westerly line of said Lincoln Avenue; thence
NORTHERLY	84 feet along the westerly line of said Lincoln Avenue back to the iron pin marking the point of beginning.

Being the tract of land shown as Lot #31, less a strip six (6) feet in width along the southern boundary, as shown on a plan of land of Westcott and Stockbridge dated November 1882, surveyed by S. D. Kendall recorded in Hampshire County Registry of Deeds in Book 635, Page 391.

ATTEST: HAMPSHIRE, Mary Olberding, REGISTER
MARY OLBERDING