
MASSACHUSETTS EXCISE TAX

Plymouth District ROD #11 001

Date: 06/28/2018 02:36 PM

Ctrl# 114793 32052 Doc# Plymouth County Registry

Fee: \$1,732.80 Cons: \$380,000.00

QUITCLAIM DEED

The undersigned, FIVE VKs LLC, a Massachusetts limited liability company of Newton, Massachusetts, in consideration of Three Hundred Eighty Thousand and 00/100 Dollars (~~\$380,000.00~~) grant to Tricia L. Keenan of 64 Bay Street, Hull, Plymouth County, Massachusetts, with QUITCLAIM COVENANTS: *individually*

64 Bay Street, Hull, MA 02045

The land in Hull, Plymouth County Massachusetts, with buildings thereon situated in that part of said Hull known as Sagamore Hill and being Lot #39 on a plan of land entitled "Sagamore Hill Plan of Land" at Nantasket Beach, Hull, Mass, May 1905 by White & Weatherbee, C.E and recorded with Plymouth Deeds in Plan Book 1, Page 247.

Said parcel of land is bounded and described as follows:

Beginning at a point in the northerly line of Bay Avenue at the Southwesterly corner of Lot #41 on said plan and;

Thence running in a northwesterly direction along said Bay Avenue, sixty (60) feet;

Thence running in a northeasterly direction along Lot #37 on said plan, seventy-four (74) feet;

Thence running in an easterly direction along Lot #38, fifty-one and 26/100 (51.26) feet;

Thence running in a southwesterly direction along said Lot #41, eighty-two and 25/100 (82.25) feet to the point of beginning.

Containing 4,255 square feet of land as shown on said plan.

Meaning and intending the property described in a deed dated April 7, 2016 and recorded with said Deeds in Book 46783, Page 73.

The undersigned certifies that the property conveyed hereby is not substantially all of the property owned by the grantor in the Commonwealth of Massachusetts, and the undersigned further certifies that the grantor is not taxed as a corporation.

Executed to take effect as an instrument under seal this 26 day of June, 2018.

FIVE VKs LLC

By: [Signature]
Daniel Kernan, Manager and Authorized
Person

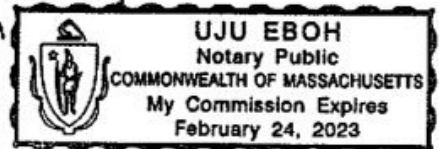
By: [Signature]
Gisela Voss, Manager and Authorized
Person

COMMONWEALTH OF MASSACHUSETTS

COUNTY OF Plymouth

On this 26th day of June, 2018, before me, the undersigned notary, personally appeared Daniel Kernan, a Manager and Authorized Person for FIVE VKs LLC, proved to me through satisfactory evidence of identification, which was // Massachusetts driver's license // personal knowledge // other [describe] Massachusetts Driver's License [describe identification], to be the person whose name is signed on the preceding document and acknowledged to me he signed it voluntarily for its stated purpose and as his free act and deed, as Manager and Authorized Person as aforesaid,

[Signature] /sig/
Uju Eboh [print name]
Notary Public
My commission expires:



[NOTARIAL SEAL OR STAMP]