



2019 00015256

Bk: 50870 Pg: 336 Page: 1 of 3
Recorded: 03/05/2019 11:49 AM
ATTEST: John R. Buckley, Jr. Register
Plymouth County Registry of Deeds

DEED

We, PAUL J. GARRITY and ROBERT L. HEDLUND, Trustees of the T.S. Realty Trust u/d/t dated August 31, 2000 and recorded at Plymouth Registry of Deeds Book 20555, Page 200

for consideration paid of \$275,000.00

grant to FABIO TAKAHASHI, individually, now of 58 Bay Street, Hull, MA
with quitclaim covenants

That certain parcel of land shown as Lot 44 on a certain plan entitled "Sagamore Hill, Plan of Land at Nantasket Beach, Hull, Massachusetts, dated May 1905" by White and Wetherbee, C.E. and recorded with Plymouth Deeds Plan Book 1, Page 247.

SOUTHWESTERLY by Bay Avenue (Now known as Bay Street) 45.00 feet;

NORTHWESTERLY by Lot 43, 100.00 feet;

NORTHEASTERLY by Lots 47 and 48 on said plan, 48.3 feet; and

SOUTHEASTERLY by Lot 45 on said plan, 82.5 feet.

Containing 4,106 square feet of land, according to said plan.

Said premises are conveyed subject to and with the benefit of easements, restrictions, reservations and agreements of record, if any, insofar as the same are now in force and applicable.

Property of Grantee Address: 58 Bay Street Hull, MA 02045

CANCELLED


MASSACHUSETTS EXCISE TAX
Plymouth District ROD #11 001
Date: 03/05/2019 11:49 AM
Ctrl# 122264 14768 Doc# 00015256
Fee: \$1,254.00 Cons: \$275,000.00

1/
Fabio Takahashi
58 Bay St
Hull, MA 02045

The Grantors herein certify that no person is entitled to an estate of homestead in the premises conveyed herein.

Being the same premises conveyed to the Grantors by deed dated October 18, 2005, recorded at Plymouth Registry of Deeds Book 31552, Page 282.

WITNESS my hand and seal this 4th day of March 2019.

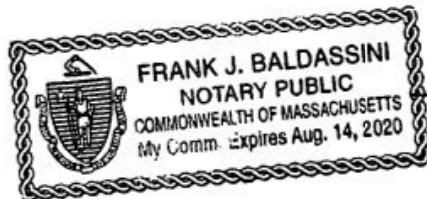



Robert L. Hedlund, Trustee

COMMONWEALTH OF MASSACHUSETTS

NORFOLK, SS.

On this 4th day of March, 2019, before me, the undersigned notary public, personally appeared Robert L. Hedlund, and proved to me through satisfactory evidence of identification, which was a Massachusetts driver's license, to be the persons whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.






Notary Public
My Commission Expires: 8/14/20

(signed in multiple counterparts)

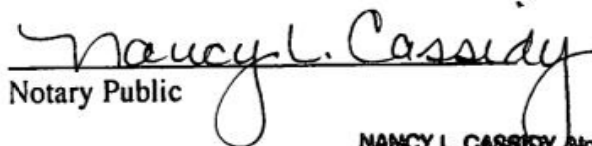
WITNESS my hand and seal this 14th day of February, 2019.



Paul J. Garrity, Trustee

STATE OF NEW HAMPSHIRE, *Rockingham County*

On this 14th day of February, 2019, before me, the undersigned notary public, personally appeared Paul J. Garrity, proved to me through satisfactory evidence of identification, which was a New Hampshire 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.



Notary Public

NANCY L. CASSIDY, Notary Public
State of New Hampshire
My Commission Expires April 5, 2022

exp 4-5-22