

Return: Silveri + Wilson  
152 Conant St. 2nd Fl  
Beverly MA 01915

MASSACHUSETTS EXCISE TAX  
Plymouth District ROD #11 001  
Date: 01/09/2020 01:19 PM  
Ctrl# 131733 12938 Doc# 00002255  
Fee: \$1,459.20 Cons: \$320,000.00



2020 00002255

Bk: 52206 Pg: 271 Page: 1 of 2  
Recorded: 01/09/2020 01:19 PM  
ATTEST: John R. Buckley, Jr. Register  
Plymouth County Registry of Deeds

CANCELLED

**MASSACHUSETTS QUITCLAIM DEED**

I, PETER T. PRASINOS, being unmarried, of Hull, Plymouth County, Massachusetts, **for consideration paid of: THREE HUNDRED TWENTY THOUSAND AND 00/100 DOLLARS (\$320,000.00), grant to: NATIONAL PROPERTIES, LLC,** a Massachusetts Limited Liability company with its principal place of business at 30 Porrazzo Road, Unit 3, Hull, MA 02045,

**with QUITCLAIM COVENANTS,**

A certain parcel of land with the buildings thereon situated in Hull, Plymouth County, Commonwealth of Massachusetts, being Lot numbered 127 on a plan entitled "Sagamore Hill Plan of Land at Nantasket Beach, Hull, Mass.", dated May, 1905, White & Wetherbee, Civil Engineers, recorded with Plymouth Deeds, Plan Book 1, Page 247. Said parcel is bounded and described according to said plan as follows:

- NORTHERLY by Bay Street f/k/a Bay Avenue, 50.0 feet;
- EASTERLY by Lot 126, 111.2 feet;
- SOUTHERLY by land of owners unnamed, 37 feet; and
- EASTERLY by Lot 128, 100.0 feet.

Containing 4,430 square feet, more or less.

Said parcel is also subject to and with the benefit of all easements rights, restrictions and covenants of record insofar as the same are in force and effect.

Property Address of Locus: <sup>21</sup>~~21-21A~~ Bay Street, Hull, MA 02045.

AKA 21-21A Bay St. Hull MA 02045

Grantor hereby releases all Homestead rights which Grantor may have in the premises, while maintaining all Homestead rights with respect to the proceeds from this transaction, and certifies under the pains and penalties of perjury that there are no other person or persons entitled to claim Homestead rights to the within premises pursuant to Chapter 188 of the Massachusetts General Laws.

Meaning and intending to convey and hereby conveying the same premises conveyed to Grantor by Deed dated May 15, 2019 and recorded on June 10, 2019 with the Plymouth County Registry of Deeds in Book 51212, Page 70.

Witness my hand and seal this 9 day of January, 2020.

*Peter T. Prasin*  
Peter T. Prasin

COMMONWEALTH OF MASSACHUSETTS

Plymouth, ss.

On this 9 day of January, 2020, before me, the undersigned notary public, personally appeared, Peter T. Prasin, and proved to me through satisfactory evidence of identification, which was, drivers license, to be the person who signed the preceding or attached document in my presence, and who swore or affirmed to me that the contents of the documents are truthful and accurate to the best of his knowledge and belief and that he signed the foregoing document voluntarily, as his free act and deed.

*Shannan Lee Reis*  
Notary Public  
My Commission Expires: 6/5/26  
*Shannan Lee Reis*

