

**After Recording Return to:**

Hyman G. Darling, Esquire  
Bacon Wilson, P.C.  
33 State Street  
Springfield, MA 01103



2015 00019043  
Bk: 12069Pg: 309 Page: 1 of 2  
Recorded: 09/17/2015 09:54 AM

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**WARRANTY DEED**

**KNOW ALL PERSONS BY THESE PRESENTS, that BARBARA I. DUGUAY, of 3 Warner Street, South Hadley, Hampshire County, Massachusetts 01075,**

**For consideration paid and in consideration of LESS THAN ONE HUNDRED DOLLARS (\$100.00) DOLLARS**

grants to **DIANE D. HOOVEN**, of 378 Lazy Hill Road, Moncks Corner, Berkeley County, South Carolina 29461, **THERESA M. ICHIHARA**, of 8 East Street, Granby, Hampshire County, Massachusetts 01033, **WILLIAM G. DUGUAY**, of 307 Desert Willow Court, League City, Galveston County, Texas 77573, and **DEBORAH L. BERGERON**, of 22 North Street, South Hadley, Hampshire County, Massachusetts 01075, as joint tenants with rights of survivorship,

with **WARRANTY COVENANTS**

the land in said South Hadley, bounded and described as follows:

Beginning at a point on the easterly side of Warner Street, at the northwest corner of land now or formerly of Danford Morse, and thence running easterly along said land now or formerly of Morse, 190 feet, more or less, to a stake; thence northerly along land now or formerly of R. O. Dwight, 78 feet to a stake; thence westerly along land now or formerly of L. Z. Bartlett, 190 feet, more or less, to the easterly side of said Warner Street; thence southerly along said easterly side of said Street, 60 feet to the place of beginning.

**NO TITLE EXAMINATION PERFORMED.**

**BEING the same premises conveyed to the grantor herein and Edward G. Duguay by deed of William J. B. Duguay dated June 13, 1977, and recorded in the Hampshire County**

Property address: 3 Warner Street, South Hadley, Hampshire County

Registry of Deeds in Book 1957, Page 50. The said Edward G. Duguay died on January 2, 2002.

**BARBARA I. DUGUAY** hereby reserves a life estate for her natural life in and to the premises described above.

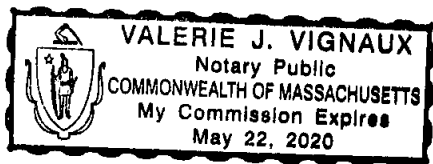
**WITNESS** my hand and seal this 28<sup>th</sup> day of August, 2015.

*Barbara I. Duguay*  
\_\_\_\_\_  
**BARBARA I. DUGUAY**

**COMMONWEALTH OF MASSACHUSETTS**

HAMPSHIRE, ss.

On this 28th day of August, 2015, before me, the undersigned notary public, personally appeared **BARBARA I. DUGUAY**, proved to me through satisfactory evidence of identification, which was  photographic identification with signature issued by a federal or state governmental agency,  personal knowledge of the undersigned,  oath or affirmation of a credible witness, to be the person whose name is signed on the preceding or attached document, and who swore, subscribed and affirmed to me that the contents of the document are truthful and accurate to the best of her knowledge and belief and that she signed the document voluntarily for its stated purpose.



*Valerie J. Vignaux*  
\_\_\_\_\_  
Valerie J. Vignaux, Notary Public  
  
My Commission Expires: May 22, 2020

ATTEST: HAMPSHIRE, *Mary Olberding*, REGISTER  
MARY OLBERDING