

Property Address: 10 Curlew Road, Quincy, Massachusetts

RECEIVED AND RECORDED
NORFOLK COUNTY
REGISTRY OF DEEDS
DEDHAM, MA
N O T
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F I C I A L
C O P Y
CERTIFY
William P. O'Donnell
WILLIAM P. O'DONNELL REGISTER

Bk 35907 Pg 264 #27873
04-11-2018 @ 02:04p
N O T
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O F F I C I A L
C O P Y

MASSACHUSETTS STATE EXCISE TAX
Norfolk Registry of Deeds
Date: 04-11-2018 @ 02:04pm
Ct1#: 940 Doc#: 27873
Fee: \$1,618.80 Cons: \$355,000.00

MASSACHUSETTS QUITCLAIM DEED

I, Mengzhong Zhang, a married man, of Spokane, Washington, for consideration paid in full of Three Hundred Fifty Five Thousand and 00/100 (\$355,000.00) Dollars, grant to Bartholomew O'Shea, individually, of 10 Curlew Road, Quincy, Massachusetts.

*CONSIDERATION

WITH QUITCLAIM COVENANTS:

Parcel 1:

The land in Quincy in the County of Norfolk and Commonwealth of Massachusetts, situated on Crane Road and being Lot 47 as shown on a plan of land entitled "Plan of Lots, Adams Shore, Quincy, Mass." Dated July 7, 1908 and filed with Norfolk County Registry of Deeds, Plan Book 50, Plan 2373. Said Lot 47 is bounded and described as follows:

NORTHERLY: by Crane Road, as shown on said plan, sixty (60) feet;
WESTERLY: by Lot 40 as shown on said plan, one hundred (100) feet;
SOUTHERLY: by Lot 52 as shown on said plan, sixty (60) feet; and
EASTERLY: by Lots 48 and 49, as shown on said plan, one hundred (100) feet.

Containing according to said plan, 6,000 square feet.

Parcel 2:

The land in Quincy in the County of Norfolk and Commonwealth of Massachusetts, together with the buildings thereon, situated on Curlew Road (formerly called Plover Road) and being Lot number 52 as shown on a plan of land entitled "Plan of Lots, Adams Shore, Quincy, Mass." Dated July 7, 1908 and filed with Norfolk County Registry of Deeds, Plan Book 50, Plan 2373. Said Lot 52 is bounded and described as follows:

SOUTHERLY: by said Curlew Road as shown on said plan, sixty (60) feet;
WESTERLY: by Lot 51 as shown on said plan, one hundred (100) feet;
NORTHERLY: by Lot 47 as shown on said plan, sixty (60) feet; and

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EASTERLY: by Lot 53 as shown on said plan, one hundred (100) feet.

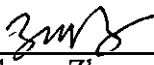
Containing 6,000 square feet, according to said plan.

Subject to any and all restrictions of record so far as the same are now in force and applicable.

Grantor hereby releases any and all rights of homestead in property and swears under the pains and penalties of perjury that I am married, but my spouse Jian Cao does not occupy or intend to occupy the premises as her principal residence and therefore not entitled to claim the benefit of any homestead.

Being the same premises conveyed to the named herein Grantor by Deeds recorded with Norfolk County Registry of Deeds in Book 34399, Page 13.

Witness my hand and seal this 29 day of March, 2018.

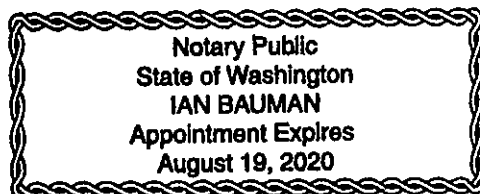


Mengzhong Zhang

STATE OF WASHINGTON

SPOKANE County, ss

On this 29 day of March, 2018, before me, the undersigned notary public, personally appeared Mengzhong Zhang proved to me through satisfactory evidence of identification, which were ☒ Driver's License; ☐ State ID; ☐ Passport; ☐ Other Government Issued ID; ☐ Other _____, (or personally known to me), to be the person whose name is signed on the preceding or attached document, who swore or affirmed to me that the contents of the document are truthful and accurate to the best of his knowledge and belief and who acknowledged to me that he signed it voluntarily for its stated purpose.





Notary Public: IAN BAUMAN
My Commission Expires: 8/19/2020