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Bk 34341 Pg267 #77915
08-08-2016 @ 12:24p

N O T
A N
O F F I C E
C O P Y
RECEIVED AND RECORDED
NORFOLK COUNTY
REGISTRY OF DEEDS
DEDHAM, MA

CERTIFY

William P. O'Donnell
WILLIAM P. O'DONNELL, REGISTER

N O T
A N
O F F I C E
C O P Y
MASSACHUSETTS STATE EXCISE TAX
Norfolk Registry of Deeds
Date: 08-08-2016 @ 12:24pm
Lit#: 1007 Doc#: 77915
Fee: \$1,710.00 Cons: \$375,000.00

QUITCLAIM DEED

I, **Theresa M. O'Leary**, being unmarried, of Quincy, Massachusetts, for consideration paid of: Three Hundred Seventy Five Thousand and 00/100 Dollars (\$375,000.00), grant to: **Allen Chen** and **Suqun Chen**, as tenants in common, of 187 Sea Street, Quincy, MA 02169,

with quitclaim covenants,

The land with the buildings thereon situated at 187 Sea Street, Quincy, Norfolk County, Massachusetts, being shown as **Lot 20 on a plan** entitled "Merrymount No. 3 Quincy, Mass.", dated April 16, 1925, by Ernest W. Branch, Civil Engineer, recorded with Norfolk County Registry of Deeds in **Book 1893, Page 241**.

Property Address: 187 Sea Street, Quincy, MA 02169.

The Grantor hereby releases any and all rights of homestead the Grantor, or anyone claiming by, under or through her, may have in the real property conveyed hereby.

For Grantor's title, see: Deed dated December 17, 2003, recorded with Norfolk County Registry of Deeds on December 18, 2003, in Book 20332, Page 585.

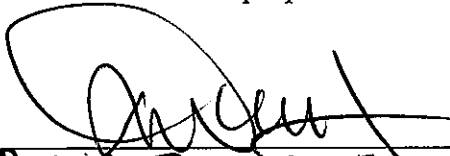
Witness my hand and seal this 8th day of August, 2016. N O T

A N
 O F F I C I A L
 Theresa M. O'Leary
 A N
 O F F I C I A L
 C O P Y

COMMONWEALTH OF MASSACHUSETTS

Norfolk, SS

On this 8th day of August, 2016, before me, the undersigned notary public, personally appeared, Theresa M. O'Leary, and proved to me through satisfactory evidence of identification, which was MA Driver License, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily as her free act and deed for its stated purpose.


 ROBERT P. DOLBEC, JR. [official signature and seal of notary]
 Notary Public
 My Commission Expires: 10/31/2019

