

Received & Recorded
PLYMOUTH COUNTY
REGISTRY OF DEEDS
12 JAN 2007 11:35AM
JOHN R. BUCKLEY, JR.
REGISTER
Bk 33966 Pg 281-282

QUITCLAIM DEED

Daniel E. Hynes

for Four Hundred Ninety Five Thousand Dollars (\$495,000.00) consideration paid

grants to **123 Wareham St Middleboro, LLC**, a Massachusetts limited liability company with a principal place of business at 10 Kendrick Road, Wareham, MA 02571

with quitclaim covenants

The land together with the buildings thereon in Middleboro, Plymouth County, Massachusetts, bounded and described as follows:

Beginning at the westerly corner of the lot to be described at the intersection of the southerly sideline of Terrace Road with the easterly sideline of Wareham Street;

Thence North 56°, 33 minutes, 00 seconds East, in the southerly sideline of Terrace Road a distance of 252.58 feet to a corner and Lot 2 on a plan hereinafter referred to;

Thence South 34°, 24 minutes, 35 seconds East in line of the said Lot 2 a distance of 240.03 feet to a corner and land now or formerly of Karl R. and Pam M. Paine;

Thence South 56°, 33 minutes, 00 seconds West, in line of the land of the said Paine as distance of 256.60 feet to a corner in the easterly sideline of Wareham Street;

Thence 33°, 27 minutes, 00 seconds West, in the easterly sideline of said Street a distance of 240.00 feet to the point of beginning.

Containing 61.102 square feet and being shown as lot 1 on a plan entitled "Plan of Land at Barden Hill terrace located in Middleboro, MA prepared for Carol Lee Galego Scale: 1"=40' dated January 24, 1991" prepared by Olde Boston Land Survey Company, Inc. recorded at Plymouth County Registry of Deeds as Plan #757 of 1991.

Subject to the right of Carol L. Galego to pass and repass and to use for all purposes that a public way may be used over Terrace Road, a private way in existence, as set forth in a deed recorded in Book 10657, Page 201.

The above described premises are conveyed together with benefit of and subject to all rights, rights of way, restrictions, easements and reservations of record if the same are in force and applicable.

Marcl }
1 } Andrea Salvi, ESQ.
Bradley & Associates
1270 Soldiers Field Rd.
Boston, MA 02135

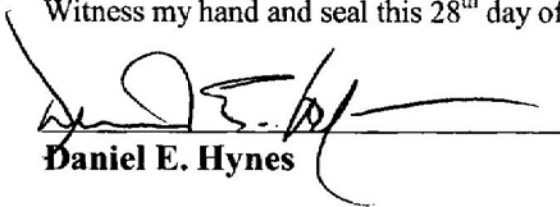
Property Address: 123 Wareham St., Middleboro, MA

The above described premises are conveyed together with the benefit of and subject to all rights, rights of way, restrictions, easements and reservations of record if the same are in force and applicable.

Meaning and intending to convey the same premises described in a deed from Rockland Trust Company to Daniel E. Hynes, dated March 29, 1995 and recorded at the Plymouth County Registry of Deeds in Book 13503, Page 107.

PROPERTY ADDRESS: 123 Wareham Street, Middleborough, MA 02346

Witness my hand and seal this 28th day of December, 2006


Daniel E. Hynes



01/12/07 11:30AM 01
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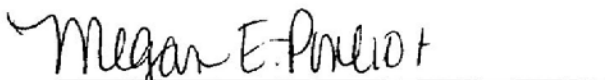
FEE \$2257.20

CASH \$2257.20



THE STATE OF NEW HAMPSHIRE

On this 28th day of December, 2006, before me, the undersigned notary public, personally appeared Daniel E. Hynes, proved to me through satisfactory evidence of identification, which was a Massachusetts State Drivers 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:

My commission expires: January 11, 2011