



Property Address: 4 Acorn Street, Middleboro, MA 02346

MASSACHUSETTS (Quitclaim)

revised 01/01/92

REO NO.: P140G81

"FANNIE MAE" A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, having its principal office in the City of Washington, District of Columbia, and an office for the conduct of business at P.O. Box 650043, Dallas, Texas 75265-0043 (hereinafter called the Grantor)

for consideration of Two Hundred Ninety-Nine Thousand Nine Hundred and 00/100 Dollars (\$299,900.00), paid

grants to Matthew Dyer and Melissa Dyer, Husband and Wife as Tenants by the Entirety, now of 4 Acorn Street, Middleboro, MA 02346

with quitclaim covenants,

The land with the buildings thereon, situated in Middleboro, Plymouth County, Massachusetts, in the Prospect Park Tract, so called, and being Lots 21, 22, 23, 24 and 51 in said Prospect Park Tract and for a further description reference may be had to the deed of Thomas S. Burke et al to Middleborough Savings Bank, dated April 18, 1935 and recorded with Plymouth County Registry of Deeds, Book 1692, Page 31 and 32.

Excepting, however and not intending to convey so much thereof as has been conveyed to the Town of Middleborough for Highway purposes.

Subject to all rights, rights of way, restrictions, easements and reservations of record if the same are in force and applicable.

For Title Reference, see Foreclosure Deed recorded in the Plymouth County Registry of Deeds, in Book 45071, Page 232 on December 19, 2014.

UNDER AND SUBJECT to any existing covenants, easements, encroachments, conditions, restrictions, and agreements affecting the property.

THIS DEED is given in the usual course of the Grantor's business and is not a conveyance of all or substantially all of the Grantor's assets in Massachusetts.

The Grantor is exempt from paying the Massachusetts state excise stamp tax by virtue of 12 United States Code §1452, §1723a, or §1825.

TOGETHER WITH all and singular the improvements, ways, streets, alleys, passages, water, watercourses, right, liberties, privileges, hereditaments, and appurtenances whatsoever hereto belonging or in anywise appertaining and the reversions and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor in law, equity, or otherwise howsoever, of and to the same and every part thereof.

Executed as a sealed instrument this 16th day of December, 2015.

For Authority see Limited Power of Attorney recorded in the Plymouth County Registry District of the Land Court at Document 715718 and Delegation of Authority and Appointment recorded at Document 718613.

"FANNIE MAE" A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION
By: **Orlans Moran PLLC**
Its Attorney-in-Fact

By: Sandra D. Martin
Sandra D. Martin, Authorized Signatory, Real Property

STATE OF MASSACHUSETTS

County of Middlesex, ss.

On this 16th day of December, 2015, before me, the undersigned notary public, personally appeared **Sandra D. Martin**, Esq., Employee, Authorized Signatory, Real Property, of ORLANS MORAN PLLC, as Attorney-in-Fact for "FANNIE MAE" A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION who is either personally known to me, or proved to me through satisfactory evidence of identification, to be the person who signed the preceding or attached document, and acknowledged to me that he/she executed the same for its stated purpose as the free act and deed of "FANNIE MAE" A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION.

Amanda M. Rosario
Amanda M. Rosario, Notary Public
My Commission Expires: 10/20/17



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