

UPON RECORDING, PLEASE RETURN TO:

Forman, Clark, Pockell & Associates, P.A.  
P.O. Box 1330  
Londonderry, New Hampshire 03053

### QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that we, Arthur E. Purcell (a/k/a Arthur Purcell) and Elizabeth B. Purcell (a/k/a Elizabeth Purcell), husband and wife, presently having an address of 122 Bailey Road, Andover, Massachusetts 01810, for consideration paid of \$1.00, **GRANT TO** Arthur E. Purcell (a/k/a Arthur Purcell) and Elizabeth B. Purcell (a/k/a Elizabeth Purcell), as Trustees of The Purcell Family Revocable Trust, a Massachusetts revocable Trust pursuant to a revocable Trust agreement dated June 7, 2017, by and between Arthur E. Purcell (a/k/a Arthur Purcell) and Elizabeth B. Purcell (a/k/a Elizabeth Purcell) as Grantors and Arthur E. Purcell (a/k/a Arthur Purcell) and Elizabeth B. Purcell (a/k/a Elizabeth Purcell) as Trustees, and presently having an address of 122 Bailey Road, Andover, Massachusetts 01810, all of our right, title and interest in and to the following, with Quitclaim Covenants:

That certain parcel of land situate in Andover in the County of Essex and Commonwealth of Massachusetts, bounded and described as follows:

- |           |  |
|-----------|--|
| NORTHERLY | by Bailey Road one hundred twenty (120) feet;  |
| EASTERLY  | by Lot thirteen (13) as shown on plan hereinafter mentioned three hundred thirty eight and 15/100 (338.15) feet; |
| SOUTHERLY | by Lot four (4) on said plan sixty eight (68) feet, and  |
| WESTERLY  | by lot eleven (11) on said plan three hundred ten and 75/100 (310.75) feet.                                      |

All of said boundaries are determined by the Court to be located as shown on Plan No 31620, dated June 16, 1972, drawn by Charles E. Cyr, Surveyor, as modified and approved by the Court, filed in the Land Registration Office, a copy of a portion of which is filed with Certificate of Title No. 6832, Book 46, Page 133, and being designated as lot twelve (12) thereon.

Also another certain parcel of land situate in Andover in the County of Essex and said Commonwealth of Massachusetts, bounded and described as follows:

122 Bailey Road, Andover, MA

NORTHERLY by Bailey Road one hundred twenty (120) feet;

EASTERLY by Lot fourteen (14) as shown on plan hereinafter mentioned three hundred thirty five and 42/100 (335.42) feet;

SOUTHERLY by Lot four (4) on said plan one hundred twenty eight (128) feet, and

WESTERLY by Lot twelve (12) on said plan three hundred thirty eight and 15/100 (338.15) feet.

All of said boundaries are determined by the court to be located as shown on Plan No 31620<sup>D</sup> dated June 16, 1972, drawn by Charles E. Cyr, surveyor, as modified and approved by the Court, filed in the Land Registration Office, a copy of a portion of which is filed with Certificate of Title No. 6832, Book 46, Page 133, and being designated as lot thirteen (13) thereon. ✓

Meaning and intending to convey the same premises as conveyed to the within Grantors by Quitclaim Deed of John S. Mitchell and Mary Judith Mitchell, said deed dated July 15, 1993 and recorded with the Essex North District Land Registry as Document 56223-1, Certificate #11694.

*The preparer of this deed makes no representation as to the status of the title to the property described herein. This deed was prepared from the information furnished by the Grantors. A title search was neither requested nor performed.*

WITNESS our hands and seals this 30 day of April, 2018.

Arthur Purcell  
 Arthur E. Purcell  
 (a/k/a Arthur Purcell)

Kathleen Fuchette  
 Witness

Elizabeth Purcell  
 Elizabeth B. Purcell  
 (a/k/a Elizabeth Purcell)

Kathleen Fuchette  
 Witness

STATE OF NEW HAMPSHIRE  
COUNTY OF ROCKINGHAM

Personally appeared the above named Arthur E. Purcell (a/k/a Arthur Purcell) and Elizabeth B. Purcell (a/k/a Elizabeth Purcell), known to me or satisfactorily proven to be the persons whose names are subscribed to the within instrument and acknowledged the foregoing instrument to be their free act and deed. Before me this 30 day of April, 2018.

Kathryn Frechette  
Justice of the Peace/Notary Public  
My commission expires: 3/30/23



**KATHRYN A. FRECHETTE**  
**Notary Public**  
**Commonwealth of Massachusetts**  
**My Commission Expires**  
**March 30, 2023**

Doc: 117,906 05-16-2018 2:24  
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