

Middlesex North Registry of Deeds

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Recording Information

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MASSACHUSETTS EXCISE TAX
Middlesex North ROD #14 001
Date: 10/30/2017 12:44 PM
Ctrl# 074815 20343 Doc# 00048455
Fee: \$2,815.80 cons: \$617,500.00

Middlesex North Registry of Deeds
Richard P. Howe Jr., Register
360 Gorham Street
Lowell, Massachusetts 01852
978/322-9000
www.lowelldeeds.com

Property Address: 43 Fiske Street, Tewksbury, Massachusetts

QUITCLAIM DEED

We, **CAROLYN M. LOUCRAFT**, being married, of 43 Fiske Street, Tewksbury, Middlesex County, Massachusetts and **JENNIFER LEIGH SHARON a/k/a JENNIFER LEIGH HUMPHREY** being married, of 2367 Vintage Drive, Lighthouse Pointe, Florida, for consideration paid and in full consideration of Six Hundred Seventeen Thousand Five Hundred 00/100 Dollars (\$617,500.00), grant to **FRANCESCO MURACA and JACLYN MURACA**, husband and wife, as tenants by the entirety, now of 43 Fiske Street, Tewksbury, Middlesex County, Massachusetts, with *Quitclaim Covenants*:

The land, with the buildings thereon, situated in Tewksbury, Middlesex County, Massachusetts, on the Easterly side of Fiske Street, being shown as Lot 2B and a part of Lot 2C on a plan entitled "Plan of Land in Tewksbury, Mass., belonging to Patten & Co." dated October 11, 1948, E.L. Huse and F.W. Jordan, Surveyors, which plan is recorded with Middlesex North District Registry of Deeds in Book of Plans 74, Plan 47, and bounded and described as follows:

BEGINNING	at the Southwest corner of the granted premises and the Northwest corner of Lot 2A on said plan; thence
EASTERLY	along said Lot 2A, 396.78 feet to a right of way 30 feet wide, as shown on said plan and marked "Patten & Co."; thence
NORTHEASTERLY	along said right of way, 158.28 feet to land conveyed by Harold J. Patten, et al to George Byam, et ux; thence along said Byam land
WESTERLY	about 425 feet to said Fiske Street at the Southwest corner of said Byam land; thence
SOUTHERLY	along said Fiske Street about 151.54 feet to the Southwest corner of the granted premises at the point of beginning.

Be any or all of said measurements more or less and however otherwise said premises may be measured, bounded or described.

ALSO, the land in Tewksbury, Middlesex County, Massachusetts, situated Easterly of but not adjoining Fiske Street and shown as a 30 foot strip and marked "Patten & Co." on the

above-mentioned plan, and bounded and described as follows:

BEGINNING	at the Southwesterly corner of the granted premises at the Southeasterly corner of land now or formerly of First Baptist Society in Tewksbury, shown as Lot 2A on said plan; thence
NORTHEASTERLY	along Lot 2A, Lot 2B and part of Lot 2C on said plan 291.51 feet; thence
EASTERLY	in a line parallel to the Northerly line of Lot 2C about 30 feet to a stone wall; thence
SOUTHWESTERLY	along the stone wall, 291.51 feet to an iron post at the wall; and thence
WESTERLY	in a line which is an extension of the Southerly line of Lot 2A, 32.83 feet to the point of beginning.

Be any or all of said measurements more or less and however otherwise said premises may be measured, bounded or described.

We, the undersigned, Carolyn M. Loucraft and Robert Loucraft, being married to each other and Jennifer Leigh Sharon a/k/a Jennifer Leigh Humphrey and Patrick Humphrey, being married to each other, declare under the penalties of perjury that we hereby release and terminate any and all estates of homestead in and to the property conveyed herein. We further state, pursuant to M.G.L. c. 188 § 13, that there is no living spouse, former spouse, partner, or former partner in a civil union who is entitled to claim the benefit of an existing estate of homestead in the premises.

Life tenant Robert D. Milford died on September 22, 2014. For Certificate of Death, see Death Certificate recorded with Middlesex North District Registry of Deeds at Book 29802, Page 293.

Being the same premises conveyed to the herein Grantors by Deed dated December 3, 2003, recorded with the Middlesex North District Registry of Deeds in Book 16617, Page 54.

the

Witness our hands and seals this 26 day of October, 2017.

Carolyn M. Loucraft Robert J. Loucraft
Carolyn M. Loucraft Robert Loucraft

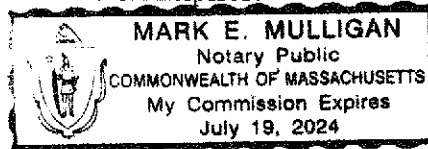
COMMONWEALTH OF MASSACHUSETTS

County: Middlesex

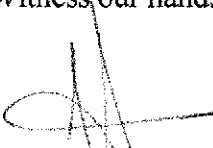
October 26, 2017

On this 26 day of October, 2017, before me, the undersigned Notary Public, personally appeared Carolyn M. Loucraft and Robert Loucraft, who proved to me through satisfactory evidence of identification which were Mr. Loucraft to be the person whose names are signed on the preceding or attached document, and swore or affirmed to me that the contents of the document are truthful and accurate to the best of their knowledge and belief and acknowledged to me that they signed said document voluntarily for its stated purpose.

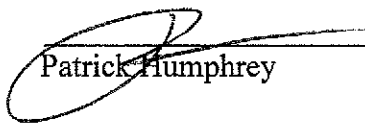
Notary Public:
My Commission Expires:



Witness our hands and seals this ^{23rd} day of October, 2017.



Jennifer Leigh Sharon
a/k/a
Jennifer Leigh Humphrey



Patrick Humphrey

STATE OF FLORIDA

County: *Broward*

October *23*, 2017

On this ^{23rd} day of October, 2017, before me, the undersigned Notary Public, personally appeared Jennifer Leigh Sharon a/k/a Jennifer Leigh Humphrey and Patrick Humphrey, who proved to me through satisfactory evidence of identification, which were *FA LI* to be the persons whose names are signed on the preceding or attached document, and swore or affirmed to me that the contents of the document are truthful and accurate to the best of their knowledge and belief and acknowledged to me that they signed said document voluntarily for its stated purpose.

Boyd for Jennifer Leigh Humphrey





Notary Public:
My Commission Expires:

*produced a valid DL. (Florida)
10/23/17*



Derrick R. Lasseter
COMMISSION # FF165019
EXPIRES: October 1, 2018
WWW.AARONOTARY.COM

Produced a valid DL. (Florida)