



2020 00006018

Bk: 13143 Pg: 207 Pg: 1 of 2 BS  
Doc: DEED 03/11/2020 03:44 PM

# QUITCLAIM DEED

I, **Julide Sivisoglu, Trustee of The C.S.Y. Realty Trust**, u/d/t dated December 13, 2017 of 2003 North Riverside Drive, Pompano Beach, Broward County, State of Florida, in consideration of **Three Hundred Seventeen Thousand Five Hundred and 00/100 (\$317,500.00) Dollars** grant to **Eric J. Pequita and Michelle R. Pequita**, husband and wife, as tenants by the entirety, of 332 Oliver Street, New Bedford, Bristol County, Massachusetts, with Quitclaim Covenants, the land with buildings thereon located in New Bedford, Bristol County, Massachusetts, bounded and described as follows:

Beginning at a point in the north line of Tobey Street, said point being the southeast corner of lot 827 on a plan of land hereinafter mentioned;

thence westerly sixty-two and 50/100 (62.50) feet in the said north line of Tobey Street to a point in the south line of lot 829 on said plan;

thence northerly about one hundred fourteen (114) feet more or less in a line parallel to the west line of said lot 829 to Sassaquin Pond;

thence easterly along said Sassaquin Pond to the northeast corner of lot 827 on said plan; and

thence southerly in the west line of said lot 827 for a distance of about one hundred thirty-six (136) feet, more or less, to the north line of said Tobey Street and the point of beginning.

Being lots 827, 828 and the easterly half of lot 829 as shown on plan of Morton Acres made by F.T. Westcott, C.E. dated April 1915, and recorded with Bristol County (S.D.) Registry of Deeds in Plan Book 14, Page 19.

For Grantor's title see deed dated April 13, 2018, (Parcel Two) and recorded in the Bristol County (S.D.) Registry of Deeds in Book 12415, Page 11.

## RETURN TO:

Raymond J. Quintin, Esq.  
Sullivan, Williams & Quintin  
651 Orchard Street, Ste 200  
New Bedford, MA 02744

MASSACHUSETTS EXCISE TAX  
Bristol ROD-South 001  
Date: 03/11/2020 03:44 PM  
Ctrl# 030236 24985 Doc# 00006018  
Fee: \$1,447.80 Cons: \$317,500.00

The Grantor named herein does voluntarily release all rights of Homestead, if any, as set forth in M.G.L. Chapter 188 and state that there is no other person or persons entitled to any homestead rights in the premises conveyed by the deed other than those executing this deed.

WITNESS my hand and seal this 11 day of March, 2020.

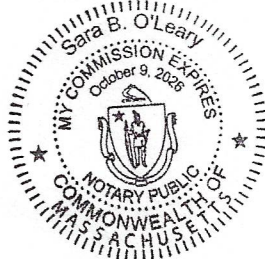
The C.S.Y. Realty Trust

By: Julide Sivisoglu Trustee  
Julide Sivisoglu, Trustee

COMMONWEALTH OF MASSACHUSETTS

Bristol, ss.

On this 11<sup>th</sup> day of March, 2020, before me, the undersigned notary public, personally appeared Julide Sivisoglu, and personally known to me or proved to me through satisfactory evidence of identification, which was a Drivers License to be the person whose name is signed on this, preceding, or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose and as Trustee of The C.S.Y. Realty Trust.



Sara B. O'Leary  
Notary Public:

My commission expires:

10/9/26