

REG OF DEEDS  
REG #07  
BRISTOL S

06/13/12 03:21PM 01  
000000 #4261

FFR \$61.56

CASH \$61.56

**BK 10419 PG 198**  
06/13/12 03:21 DOC. 14161  
Bristol Co. S.D.

### QUITCLAIM DEED

I, Lori Shubert of 38 Fort Street, Fairhaven, Bristol County, Massachusetts for consideration paid and in full consideration of Thirteen Thousand Five Hundred and 00/00 (\$13,500.00) Dollar grant to Kevin E. Welch of 6 Christopher Drive, Hanson, MA

With Quitclaim Covenants,

Two certain parcels of Land situated in the City of New Bedford, County of Bristol, Commonwealth of Massachusetts, with all buildings and improvements thereon, if any, being further bounded and described as follows:

#### Parcel One:

Beginning at the Northwest corner of the land herein described at a point in the Easterly line of Summer Street, distant Southerly therein ninety-five and 92/100 (95.92) feet from its intersection with the Southerly line of Maxfield Street, and at the Southwest corner of land now or formerly of John A. Ruggles, Jr.; thence

Easterly in line of last-named land, eighty-seven and 28/100 (87.28) feet to land now or formerly of John G. Nicholson; thence

Southerly in line of last-named land, thirty-two (32) feet to land now or formerly of George Priestly; thence

Westerly in line of last-named land, eighty-eight and 25/100 (88.25) feet to the said Easterly line of Summer Street; and thence

Northerly in line of said Summer Street, thirty-two (32) feet to the point of beginning.

Containing Ten and 37/100 (10.37) square rods, more or less.

Parcel Two:

Beginning at the Northeast corner of the land to be conveyed and at the Southeast corner of land now or formerly of John A. Ruggles, Jr.; thence

Westerly in line of last-named land, forty-seven (47) feet to land now or formerly of Joseph O'Connell, Jr.; thence

Southerly in line of last-named land, twenty-six (26) feet to land now or formerly of George Priestly; thence

Easterly in line of last-named land now or formerly of John L. Burton, forty-seven (47) feet to land now or formerly of Charles O. Brightman; thence

Northerly in line of last-named land, twenty-six (26) feet to the place of beginning.

Containing 1,504 square feet, more or less.

Being the same premises conveyed to this Grantor by Deed recorded with the Bristol County Southern District Registry of Deeds herewith.

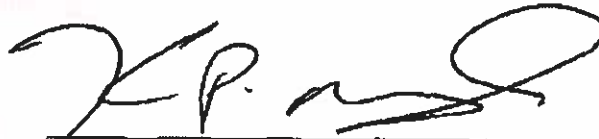
Witness my hand and seal this 13<sup>th</sup> day of June, 2012.

  
Lori Shubert

COMMONWEALTH OF MASSACHUSETTS

Bristol, ss.

On this 13<sup>th</sup> day of ~~May~~<sup>June</sup>, 2012, before me, the undersigned notary public, personally appeared Lori Shubert, proved to me through satisfactory evidence of identification, which was Mass. driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose.



Notary Public:

My Commission Expires: 3/12/15





2019 00014769  
Bk: 12849 Pg: 207 Pg: 1 of 2 BS  
Doc: DEED 07/08/2019 03:32 PM

### QUITCLAIM DEED

I, Kevin Welch, of Norwell, Plymouth County, Massachusetts, being a married man, for consideration paid and in full consideration of ONE HUNDRED DOLLARS 00/100 (\$100.00) grants to Kevin Welch of 475 River Street, Norwell, MA, individually, with Quitclaim Covenants

#### With Quitclaim Covenants

A certain parcel of land situated on the easterly side of Summer Street in the City of New Bedford, Bristol County, Massachusetts, bounded and described as follows:

Beginning on Summer Street at the southerly corner of the described premises, being N-05°-45'-23" W 162.06' from the intersection of Hillman and Summer Streets; thence

N 83° 26' 16" E a distance of seventy-one and sixty-one hundredths feet (71.61) to a corner; thence

S 06° 33' 44" W a distance of thirty-one and ninety-eight hundredths feet (31.98) to a corner; thence

N 83° 26' 52" E a distance of seventy-one and sixteen hundredths feet (71.16) to a corner on Summer Street; thence

S 05° 45' 23" E a distance of thirty-two and no hundredths feet (32.00) along Summer Street to the point of beginning.

Being shown as Lot 150A on a plan entitled "Plan of Land # 130 & 130 1/2 Summer Street, New Bedford Massachusetts", dated February 20, 2019, revised April 2, 2019, and prepared by Grady Consulting, LLC, recorded in the Bristol County Registry of Deeds in Plan Book 179 Page 33.

Said premise are subject to a 5' wide Access and Utility Easement for the benefit of Lot 150B as shown on the previously mentioned plan.

Lot 150A containing 2,283 square feet according to said plan.

Property Address: 130 1/2 Summer Street, New Bedford, MA 02746

The Grantors hereby release and terminate any and all rights and interest of Homestead that they may have under the provisions of Massachusetts General Laws Chapter 188, as amended, in the subject property described in this Deed, and swear under oath that there are no other persons who are entitled to any rights of homestead in the subject property under said law.

For title See Deed recorded with the Bristol County South Registry of Deeds in Book 10101, Page 161, and Confirmatory Deed recorded at Book 10412, Page 186.

Kevin Welch  
283 Sawyer St Unit 1E  
N.B 02746

Witness my hand and seal this 8th day of July, 2019.

  
Kevin Welch

COMMONWEALTH OF MASSACHUSETTS

, ss.

2019

On this 8th day of July, 2019, before me, the undersigned notary public, personally appeared Kevin Welch proved to me through satisfactory evidence of identification, which were [ ☒ ] Government Issued Identification, or [ ☐ ] Personally Known to be the person whose name is/are signed on the preceding or attached document, and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of his/her/their knowledge and belief, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.



Notary Public

My Commission Expires: 1/29/21



Sharon Lee Rocha  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
January 29, 2021





2019 00014770  
Bk: 12849 Pg: 209 Pg: 1 of 3 BS  
Doc: DEED 07/08/2019 03:32 PM

### QUITCLAIM DEED

I, Kevin Welch, of Norwell, Plymouth County, Massachusetts, being a married man, for consideration paid and in full consideration of **ONE HUNDRED DOLLARS 00/100 (\$100.00)** grants to **Howland Place, LLC**, a duly organized Massachusetts limited liability corporation with a usual place of business at 283 Sawyer Street, Unit 1E, New Bedford, Massachusetts 02476, with Quitclaim Covenants

A certain parcel of land situated off the easterly side of Summer Street in the City of New Bedford, Bristol County, Massachusetts, bounded and described as follows:

Beginning at the most southwest corner of the described premises being N-83°-26'-16"E 71.61' from Summer Streets; thence

N 83° 26' 16" E	a distance of fifteen and seventy-nine hundredths feet (15.79) to a corner; thence
S 07° 16' 36" E	a distance of six and no hundredths feet (6.00) to a corner; thence
N 83° 26' 23" E	a distance of forty-seven and no hundredths feet (47.00) to a corner; thence
N 07° 16' 44" W	a distance of thirty-seven and ninety-eight hundredths feet (37.98) to a corner; thence
S 83° 26' 52" W	a distance of sixty-two and thirty-nine hundredths feet (62.39) to a corner; thence
S-06°-33'-44"-E	a distance of thirty-one and ninety-eight hundredths feet (31.98) to the point of beginning.

Being shown as Lot 150B on a plan entitled "Plan of Land # 130 & 130 1/2 Summer Street, New Bedford Massachusetts", dated February 20, 2019, revised April 2, 2019, and prepared by Grady Consulting, LLC, recorded in the Bristol County Registry of Deeds in Plan Book 179 Page 33.

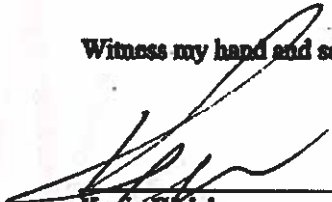
Lot 150B containing 2,283 square feet according to said plan.

Said premise are subject to the benefit of a 5' wide Access and Utility Easement across Lot 150A as shown on the previously mentioned plan.

Property Address: 130 1/2 Summer Street, New Bedford, MA 02746

Kevin Welch


Witness my hand and seal this 8th day of July, 2019.

  
Kevin Welch

## COMMONWEALTH OF MASSACHUSETTS

, ss.

On this 8th day of July, 2019, before me, the undersigned notary public, personally appeared Kevin Welch proved to me through satisfactory evidence of identification, which were Personally Known  
[ X ] Government Issued Identification, or [ ]  
to be the person whose name is/are signed on the preceding or attached document, and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of his/her/their knowledge and belief, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

  
Notary Public  
My Commission Expires: 1/29/21



Sharon Lee Rocha  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
January 29, 2021

