

T/S \$3990

E Doc # 2111432 07/30/2021 11:28:35 AM
Book 3607 Page 760 Page 1 of 3
Register of Deeds, Carroll County

Lisa Scott

LCHIP CAA135255 25.00
TRANS TAX CA926146 3,990.00

WARRANTY DEED

We, Justin M. Fabella and Alison G. Fabella, married, with a mailing address of 7 Flintlock Circle, Hingham, MA 02043 (“Grantors”);

For consideration paid;

Grant to Monet NH Ventures LLC, with a mailing address of 159 Main Street, Suite 100, Nashua, NH 03060 (“Grantees”);

With WARRANTY COVENANTS,

A certain Condominium Unit in “FOUR SEASONS AT ATTITASH, A RESORT CONDOMINIUM”, located at Route 302, Bartlett, Carroll County, New Hampshire, which Condominium has been duly established pursuant to RSA 356-B, as amended, and more particularly described as follows:

UNIT NO. 16E, Building Number 16, as described in the Certificate of Condominium dated December 31, 1985, and recorded at the Carroll County Registry of Deeds, Book 1067, Page 268, and the Declaration of Condominium, recorded in said County Registry at Book 1082, Page 95 and Book 1087, Page 185, also as shown on the Four Seasons at Attitash Site Plan at Book 89, Page 10, and the Floor Plans at Book 90, Pages 19-22 and Page 45, all as may be amended of record and recorded with said Carroll County Registry of Deeds.

Also conveying with said Unit a one hundred seventy-sixth (1/176) undivided interest in the Common Areas as defined and identified in the Declaration.

This conveyance is made subject to, and is granted together with, the following:

1. The provisions, terms, conditions, restrictions, obligations, covenants and easements contained in said Declaration of Condominium and By-Laws, as may be amended;
2. The provisions of RSA 356-B, as may be amended;
3. The right-of-way, easements, covenants, conditions, and restrictions of record;
4. The use restrictions contained in the Declaration and By-Laws;
5. Unpaid real estate taxes for the current tax year.

This is not a homestead property.

Meaning and intending to convey the same premises described in Deed recorded with the Carroll County Registry of Deeds at Book 3433, Page 584 on March 5, 2019.

SIGNATURES ON FOLLOWING PAGE

Witness our hands and seals this 29th day of July, 2021.

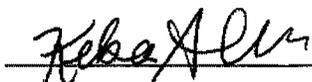

Justin M. Fabella


Alison G. Fabella

STATE OF NEW HAMPSHIRE

County: Carroll

On this 29th day of July, 2021, before me, the undersigned notary public, Justin M. Fabella and Alison G. Fabella personally appeared, proved to me through satisfactory evidence of identification, namely Massachusetts Drivers Licenses, to be the persons whose names are signed on the preceding or attached document, and acknowledged to me that they signed it voluntarily for its stated purposes as Grantees.



Notary public: **Kelsea E. Allen**
My commission expires:

Kelsea E Allen
NOTARY PUBLIC
State of New Hampshire
My Commission Expires 2/3/2026