

Suffolk County Registry of Deeds

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Recording Information

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MASSACHUSETTS EXCISE TAX
Suffolk County District ROD # 001
Date: 12/08/2022 03:10 PM
Ctrl# 227471 26303 Doc# 00098310
Fee: \$2,371.20 Cons: \$520,000.00

Suffolk County Registry of Deeds
Stephen J. Murphy, Register
24 New Chardon Street
Boston, MA 02114
617-788-8575
Suffolkdeeds.com

UNIT DEED

Heather E. Ovesen, Unmarried, of 12 Conway Street, Boston, MA 02131

For consideration paid and in full consideration of Five Hundred Twenty Thousand and 00/100 (\$520,000.00) Dollars

Grant to Brittany Deane and Tyler Kelleher, wife and husband, tenants by the entirety, now of 83 Aldrich Street, Unit 1, Boston, MA 02131

With QUITCLAIM COVENANTS,

The Condominium Unit 1 ("Unit) of the 83 Aldrich Street Condominium ("Condominium") in Boston, Massachusetts created pursuant to Chapter 183A of the Massachusetts General Laws by Master Deed dated October 20, 2022 and recorded with the Suffolk County Registry of Deeds in Book 68345, Page 53.

Said Unit is conveyed together with (a) an undivided 41.00% interest in the common areas and facilities of the Condominium, and (b) such other rights and easements appurtenant to the Unit as may be set forth in any documents governing operation of the Condominium including the 83 Aldrich Street Condominium Declaration of Trust dated October 20, 2022 and recorded with the Suffolk County Registry of Deeds in Book 68345, Page 65.

See also Master Deed recorded with the Suffolk County Registry of Deeds on October 20, 2022 in Book 68345, Page 53.

Said premises are hereby conveyed subject to and with the benefit of restrictions of record, if any, insofar as now in force and applicable.

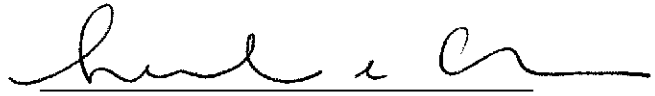
The Condominium and each of the Units is intended for residential purposes and other uses permitted by the applicable zoning ordinances and as permitted in the Master Deed.

Grantor hereby certifies and represents that no non-titled person is entitled to homestead rights in the property.

Meaning to convey and hereby conveying a portion of the premises described in a deed recorded in the Suffolk County Registry of Deeds in Book 67381, Page 245.

Property Address: 83 Aldrich Street, Unit 1, Boston, MA 02131

EXECUTED AS A SEALED INSTRUMENT this 16 day of November, 2022.



Heather E. Ovesen,

COMMONWEALTH OF MASSACHUSETTS

Norfolk, ss.

On this 16 day of November, 2022, before me, the undersigned Notary Public, personally appeared the above-named Heather E. Ovesen, proved to me through satisfactory evidence of identification, which was a MA DL, to be the person whose name is signed on the above document, and acknowledged to me that she signed it voluntarily for its stated purpose.



Notary Public
My commission expires: