Middlesex South Registry of Deeds
Electronically Recorded Document

This is the first page of this document - Do not remove

Recording Information

Document Number	: 7504
Document Type	: DEED
Recorded Date	: January 10, 2011
Recorded Time	: 01:51:42 PM
Recorded Book and Page	: 56256 / 409
Number of Pages(including cover sheet)	: 4
Receipt Number	: 1213042
Recording Fee	: $125.00

Middlesex South Registry of Deeds
Eugene C. Brune, Register
208 Cambridge Street
Cambridge, Massachusetts 02141
617/679-6310

QUITCLAIM DEED

Susan E. Smith of Ashby, Middlesex County, Massachusetts, Trustee of the Blackstone Middlesex Realty Trust, created by a Declaration of Trust dated December 4, 1975 and recorded with the Middlesex County South District Registry of Deeds in Book 13390 at Page 648

Pursuant to the provisions of Section Nine of said Trust relative to the disposition of Trust property upon termination of the Trust and in consideration of One Dollar ($1.00), hereby grants and conveys to the sole beneficiary of the Trust

June A. Peters, of 1474 Butterfield Court, Marco Island, Florida 34145

with quitclaim covenants

The following parcels of land situated in Acton, Middlesex County, Massachusetts:

495 Great Road, Acton, MA:

Lot 5C-1 as shown on a plan of land entitled "Plan of Land on Great Road in Acton, Mass." dated June 9, 1978 by Nolan Engineering Service recorded with the Middlesex County South District Registry of Deeds as Plan No. 788 of 1978 in Book 13491 at Page End and to which plan reference may be made for a more particular description of said Lot 5C-1

Said Lot 5C-1 contains 56,895 sq. ft. of land according to said plan.

Said premises are conveyed subject to easements and restrictions of record, if any, insofar as same are now in force and applicable.

Being a portion of the property conveyed to Blackstone Middlesex Realty Trust by deed of Nagog Community Developers, Inc. dated July 26, 1978 and recorded with said Deeds in Book 13499 at Page 612.

495 Great Rd, Acton
2, 4, 68 Henley Rd, Acton
101 Nonset Path, Acton

2, 4, 6 and 8 Henley Road, Acton, MA:

Lots A, B, C and D as shown on a plan of land entitled "Plan of Land for Blackstone Realty Trust in Acton, Massachusetts" dated November 20, 2000 by Acton Survey & Engineering, Inc. and recorded with said Deeds as Plan 1447 of 2000 in Book 32194 at Page 81 and to which plan reference may be made for a more particular description of said Lots A, B, C and D.

Said Lot A contains 20,180 sq. ft. (0.46 acres) of land according to said plan.
Said Lot B contains 21,112 sq. ft. (0.48 acres) of land according to said plan.
Said Lot C contains 22,512 sq. ft. (0.52 acres) of land according to said plan.
Said Lot D contains 24,006 sq. ft. (0.55 acres) of land according to said plan.

Said premises are conveyed subject to easements and restrictions of record, if any, insofar as same are now in force and applicable.

Being the same premises conveyed to Blackstone Middlesex Realty Trust by deed of Semperit of America, Inc. dated September 8, 1978 and recorded with said Deeds in Book 14636 at Page 568.

101 Nonset Path, Acton:

Lot 17 as shown on a plan of land entitled "Record Plan of Land on Nonset Path, Great Rd & Henley Rd, Acton, MA" dated July 18, 1980 by Nolan Engineering Service and recorded with said Deeds as Plan Number 20 of 1981 in Book 14184 at Page 114 and to which plan reference may be made for a more particular description of said Lot 17.

Said Lot 17 contains 314,340 s.f. of land according to said plan.

Said premises are conveyed subject to easements and restrictions of record, if any, insofar as same are now in force and applicable.

Being a portion of the premises conveyed to Blackstone Middlesex Realty Trust by deed of Nagog Community Developers, Inc. dated February 18, 1979 and recorded with said Deeds in Book 13640 at Page 99.

Meaning and intending to convey any and all of the land held by Blackstone Middlesex Registry Trust at the time of its dissolution on December 4, 1995 in accordance with the provisions of Section 9 of the Trust, or however otherwise the foregoing parcels may be bounded, measured or described.

Witness my hand and seal on this 7th day of January, 2011.

Susan E. Smith, Trustee

Susan E. Smith, Trustee of
Blackstone Middlesex Realty Trust

COMMONWEALTH OF MASSACHUSETTS

Worcester
~~Middlesex,~~ ss.

On this 7th day of January, 2011, before me, the undersigned notary public, personally appeared the above-named Susan E. Smith, Trustee of Blackstone Middlesex Realty Trust, proved to me through satisfactory evidence of identification being (check whichever applies): ☑ driver's license or other state or federal governmental document bearing a photographic image, ☐ oath or affirmation of a credible witness known to me who knows the above signatory, or ☐ my own personal knowledge of the identity of the signatory, to be the person whose name is signed on the preceding document, and acknowledged to me that she signed it voluntarily for its stated purpose.

Heather L Sarasin

Notary Public
My Commission Expires: 6/20/2014

HEATHER L. SARASIN
NOTARY PUBLIC
COMMONWEALTH OF MASSACHUSETTS
MY COMMISSION EXPIRES 6/20/2014