

Quitclaim Deed

HP SHERBORN, LLC, a limited liability company organized according to the laws of the Commonwealth of Massachusetts with a usual place of business at 490B (Suite 202) Boston Post Road, Sudbury, Massachusetts 01776

For consideration paid and in full consideration of: \$_____.

Grants to: _____

of 59 North Main Street, Unit _____, Sherborn, Middlesex County, Massachusetts

With QUITCLAIM COVENANTS

That certain condominium Unit No. _____ of the "Sherborn Village Condominium", that was created by Master Deed dated: _____ 201_ and recorded in the Middlesex South Registry of Deeds in Book _____. Page____, as amended of record. Said unit is shown on a plan recorded with the Middlesex South Registry of Deeds as Plan No. _____ of 201_ which contains the certifications required by MGL c 183A

Said unit is conveyed subject to and with the benefit of the obligations, restrictions, rights and liabilities contained in G.L. c. 183A, the Master Deed, the Special Permit issued by the Town of Sherborn, that is recorded in Book _____, Page _____, that provides, inter alia, that all of the units in the condominium shall be limited two bedrooms and that at least one resident of a unit must be fifty-five years of age or older, as well as, the provisions of the Sherborn Village Condominium Trust and the By-laws issued by the Trustees of the Sherborn Village Condominium Trust, as amended of record;

The Post Office address of the unit is: 59 North Main Street, Unit ___, Sherborn, MA 01779

The initial undivided percentage interest of the unit in the common areas and facilities is ____%

For title see The deed recoded in Book 65811, Page 274.

This conveyance is made in the ordinary course of the Grantor's business and is not a sale of all or substantially all of its assets.

Executed under seal this ____ day of _____ 201_.

HP Sherborn, LLC.

By: _____
Vincent J. Gately, its Manager

COMMONWEALTH OF MASSACHUSETTS

Middlesex, ss

On this ____ day of _____, 201_, before me, the undersigned notary public, personally appeared Vincent J. Gately, Manager as aforesaid, who, being personally known to me, acknowledged to me that he signed this deed voluntarily for its stated purpose as the manager of HP Sherborn, LLC.

Gerald S. Cournoyer, Jr.
Notary Public
My commission expires: 4/13/18