



Bk: 25852 Pg: 222 Page: 1 of 3
Recorded: 03/29/2012 02:27 PM

MASSACHUSETTS EXCISE TAX
Middlesex North ROD #14 001
Date: 03/29/2012 02:13 PM
Ctrl# 048236 02884 Doc# 00267000
Fee: \$2,280.00 cons: \$499,901.00

QUITCLAIM DEED

KASHER CORPORATION, A Massachusetts Corporation with its principal place of business at 36 Webb Brook Road, Billerica, Middlesex County, Commonwealth of Massachusetts, for consideration paid and in full consideration of **Four Hundred Ninety Nine Thousand Nine Hundred One (\$499,901.00) Dollars** grant to **Heet Shah**, individually, of 443 Trapelo Road, Belmont, MA 02478 with *Quitclaim Covenants*

Parcel I (Unregistered Land)

A certain parcel of land and the buildings thereon, on Billerica, Middlesex County, Massachusetts, being bounded and described as follows:

Lot #3 as shown on a plan entitled: "Breckenridge Estates, Definitive Subdivision Plan, Pinedale Avenue, Billerica MA" by Civil Design Consultants, Inc. dated April 9, 2010 and owned by Kasher Corporation, recorded in Middlesex North Registry of Deeds, Plan Book 232, Plan 68.

Containing 30,516 square feet of land.

Parcel II (Registered Land)

The above Lot#3 is conveyed together with the right and permanent easement to use the following Parcel for highway purposes and for all other purposes for which streets and ways are used in the Town of Billerica.

The land situated in Billerica in the County of Middlesex and Commonwealth of Massachusetts described as follows:

- SOUTHWESTERLY: by Pinedale Avenue, fifty (50) feet;
- NORTHWESTERLY by land now or formerly of Town of Billerica, ninety-eight and 44/100 feet;
- NORTHEASTERLY by land now or formerly of Jacmar Construction Corp., fifty (50) feet;
- SOUTHEASTERLY by land now or formerly of Town of Billerica, ninety-seven and 97/100 feet.

Property Address: Lot #3, Breckenridge Drive, Billerica, MA

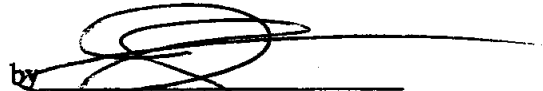
All of said boundaries are determined by the Court to be located as shown on a plan drawn by Emmons, Fleming & Bienvenu, Inc., Surveyors, dated December, 1974, as modified and approved by the Court, filed in the Land Registration Office, a copy of a portion of which will be filed with the original certificate of title issued on this decree. See plan No. 38883 A. ^{cr} 21343

For Title see Certificate No. 40456 recorded in Middlesex North District, Land Court Department in Book 205, Page 60. ^{br} \$ 2477508243

This is a sale in the ordinary course of the Grantor business and is not a sale of all or substantially all of the Massachusetts assets of the Grantor Corporation.

In witness hereof, the said **Kasher Corporation** has caused its Corporate Seal to be affixed hereto, and there presents to be signed and acknowledged and delivered in its name and in behalf by Francis M. McCarthy, Jr., its President and Treasurer this 27 day of March, 2012.

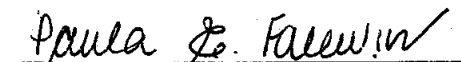
Kasher Corporation



by **Francis M. McCarthy**
President and Treasurer

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss.

On this, the 27 day of March 2012, before me, the undersigned Notary Public, personally appeared **Francis M. McCarthy** proved to me through satisfactory evidence of identification, which was a Massachusetts Driver's License, to be the person whose name is signed on the above document and acknowledged to me that he signed it voluntarily for its stated purpose.


Notary Public:
My Commission Expires



PAULA E. FALEWICZ
NOTARY PUBLIC
COMMONWEALTH OF MASSACHUSETTS
MY COMMISSION EXPIRES
AUGUST 26, 2016

Doc: 00267000

MIDDLESEX NORTH LAND COURT
REGISTRY DISTRICT
RECEIVED FOR REGISTRATION

On: Mar 29 2012 at 02:13P
Document Fee 125.00 Doc Total \$2,680.00

NOTED ON: CERT 40877 BK 00207 PG 84

Doc: 00267000

MIDDLESEX NORTH LAND COURT
REGISTRY DISTRICT
RECEIVED FOR REGISTRATION

On: Mar 29 2012 at 02:13P
Document Fee 2,555.00 Doc Total \$2,680.00

NOTED ON: CERT 40877 BK 00207 PG 84

3212

I HEREBY ATTEST AND CERTIFY ON
THAT THE FOREGOING DOCUMENT IS A FULL TRUE AND
CORRECT COPY OF THE ORIGINAL ON FILE IN MY OFFICE
AND IN MY LEGAL CUSTODY

RICHARD P. HOWE, JR.
ASST. RECORDER
LAND COURT

BY: *Richard P. Howe Jr.*