

61-63 REED STREET CONDOMINIUM
UNIT DEED

GRANTOR: Fred Neufeld

GRANTEE: Stephen Marx and Michele Furst as joint-tenants with rights
of survivorship, of Unit 63, 61-63 Reed Street, Cambridge, MA 02140

UNIT: 63

PERCENTAGE INTEREST: 50%

CONSIDERATION: ONE HUNDRED NINETY-FIVE THOUSAND AND 00/100
(\$195,000.00) DOLLARSPOST OFFICE ADDRESS: Unit No. 63, 61-63 Reed Street Condominium
61-63 Reed Street
Cambridge, Massachusetts

GRANTOR, the owner of the UNIT described above in 61-63 Reed Street Condominium created by Master Deed dated June 9, 1987 and recorded with Middlesex County Registry of Deeds in Book 18240, Page 405 as such may be amended by instruments of record, in accordance with the provisions of M.G.L. Chapter 183A, for the CONSIDERATION paid as stated above, hereby grants the said UNIT to the GRANTEE with QUITCLAIM COVENANTS.

The UNIT is laid out as shown on a plan recorded with the first Unit Deed, which is a copy of a portion of the plans filed with the said Master Deed and to which is affixed a verified statement in the form provided for in M.G.L. Chapter 183A, Section 9.

The UNIT is conveyed together with the above-listed PERCENTAGE INTEREST in the common areas and facilities of the Condominium as described in said Master Deed and with the exclusive rights and easements of use of the Condominium as described in said Master Deed including an easement for the exclusive use of the parking space shown above.

The GRANTEE acquires the UNIT with the benefit of, and subject to, the provisions of M.G.L. Chapter 183A relating to condominiums, as that statute is written as of the date hereof, the Master Deed,

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CANCELLED

TAX 889.20
CASH 889.200586A015 12:53
EXCISE TAXDEEDS REG 15
MIDDLE SOUTH

08/15/90

CANCELLED

25.00

507

MSD 08/15/90 01:37:56

889.20 ***

**** MASS. EXCISE TAX:

Property Address: Unit 63, 61-63 Reed Street 02140
Camb.

referred to above and the Condominium Trust as the same may be amended, and any by-laws and rules and regulations from time to time adopted thereunder, and all matters of record stated or referred to in the Master Deed as completely as if each were fully set forth herein; and subject to real estate taxes attributable to the UNIT which are not yet due and payable.

For title reference, see deed dated August 10, 1990 and recorded with Middlesex South District Registry of Deeds ~~in book~~ herewith, ~~Page~~.

WITNESS our hand and seal this 13th day of August, 1990.

Fred Neufeld
Fred Neufeld

COMMONWEALTH OF MASSACHUSETTS

Middlesex

COUNTY.

August 13, 1990

Then personally appeared the above-named, Fred Neufeld and acknowledged the foregoing instrument to be his free act and deed, before me.

Warren Agin
NOTARY PUBLIC WARREN AGIN
My Commission Expires:
July 22, 1994

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