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Recorded: 07/31/2014 03:43 PM

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 07/31/2014 03:43 PM
ctrl# 032173 28303 Doc# 00013738
Fee: \$1,140.00 Cons: \$250,000.00

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, THAT We, YOLANDA M. RIGALI of Littleton, Middlesex County, Massachusetts, JOSEPH P. RIGALI of Concord, Middlesex County, Massachusetts and ROMOLA M. HARRINGTON of Holyoke, Hampden County, Massachusetts, in consideration of TWO HUNDRED FIFTY THOUSAND AND 00/100 (\$250,000.00) DOLLARS grant to ARTH, LLC a duly organized Massachusetts limited liability company with its place of business at 41 Perry Hill Road, Westhampton, Hampshire County, Massachusetts,

with WARRANTY COVENANTS,

A tract or parcel of land in Westhampton, Hampshire County, Massachusetts, known as the Henry Hooker Homestead and bounded as follows, viz:
Beginning at the northwest corner of the premises on the southerly side of the old Turkey Hill Road; thence

EASTERLY on line of land now or formerly of Eugene J. Hathaway to land now or formerly of William I. Edwards; thence

SOUTHWESTERLY and WESTERLY on line of land now or formerly of said Edwards to land now or formerly of H.M. Parsons; thence

NORTHERLY and WESTERLY on line of land now or formerly of said Parsons to land now or formerly of the heirs of Dr. J.A. Gridley; thence

NORTHERLY on line of said land to the place of beginning.

Reserving to the grantors, during their lifetimes, the right to passive recreational use, in common with the grantee, his successor and assigns, of the property and the cabin currently located thereon. Grantors right shall not permit them to allow others the use of the property unless accompanied by a grantor and shall be subject to reasonable rules established by the grantee from time to time.

Being the same premises conveyed to the grantors herein by deed of Lillian Rigali, dated February, 1988, recorded in Hampshire County Registry of Deeds, Book 3131, Page 153.

Property: 39 Hooker Road, Westhampton, MA

Executed as a sealed instrument this 24th day of July, 2014.

James P. C...
Witness

Yolanda M. Rigali
Yolanda M. Rigali

[Signature]
Witness

Joseph P. Rigali
Joseph P. Rigali

Witness

Romola M. Harrington
Romola M. Harrington

COMMONWEALTH OF MASSACHUSETTS

Hampden, ss.

On this 30th day of July, 2014, before me, the undersigned notary public, personally appeared Romola M. Harrington, proved to me through satisfactory evidence of identification, which was Massachusetts drivers license, to be the person whose name are signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for the stated purpose.

[Signature]
Notary Public



JANET D. MANDEVILLE
Notary Public
Commonwealth of Massachusetts
My Commission Expires May 14, 2021

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ATTEST: HAMPSHIRE, Mary Olberding, REGISTER
MARY OLBERDING