

Southern Middlesex - 20/20 Perfect Vision i2 Document Detail Report

Current datetime: 5/14/2021 6:17:40 PM

Doc#	Document Type	Town	Book/Page	File Date	Consideration
60893588	DEED		15011/463	05/13/1983	187000.00
Property-Street Address and/or Description					
11 CHESLEY RD					
Grantors					
FLAHERTY MICHAEL G					
Grantees					
SHEVITZ DANIEL R, SHEVITZ SUSAN L					
References-Book/Pg Description Recorded Year					
Registered Land Certificate(s)-Cert# Book/Pg					

Address of Property: 11 Chealey Road, Newton, MA

BK15011 PG463

MASSACHUSETTS QUITCLAIM DEED INDIVIDUAL (LONG FORM) 882

MICHAEL G. FLAHERTY

of Needham, Norfolk

County, Massachusetts

being unmarried, for consideration paid, and in full consideration of \$187,000.00

grants to DANIEL R. SHEVITZ and SUSAN L. SHEVITZ, husband and wife, as *
tenants by the entirety

of 11 Chealey Road, Newton, MA

with quitclaim covenants

~~XXXXXXXX~~

[Description and encumbrances, if any]

All that certain parcel of land with the structures thereon, situated on and now numbered 11 Chealey Road, in that part of NEWTON, Middlesex County, Massachusetts, called Newton Centre, shown as Lot 8 on a Plan of Lots in said Newton Centre drawn by E.A.W. Hammett, C.E., dated July 30, 1895, recorded with Middlesex South District Deeds, Plan Book 92, Plan 32, bounded and described as follows:

SOUTHEASTERLY by Chealey Road, eighty-five and 44/100 (85.44) feet;
NORTHEASTERLY by land now or late of Colby and land now or late of Pratt, one hundred fifty-nine and 64/100 (159.64) feet;
NORTHWESTERLY by Lot No. 7 on said plan, seventy-four and 93/100 (74.93) feet; and
SOUTHWESTERLY by Lot 9 on said plan, one hundred fifty-nine and 12/100 (159.12) feet;

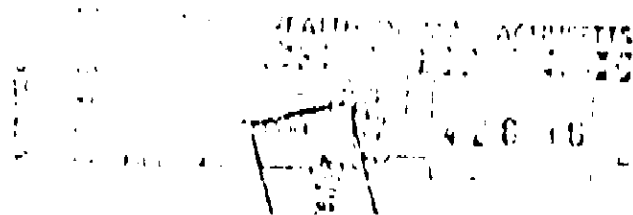
Containing, according to said plan, 12,741.07 square feet.

ALSO a certain other parcel of land being all that portion of the lot marked "Devises of Walter S. Blanchard" as delineated on a plan on file in the Engineer's Office of the City of Newton, entitled "Plan of Proposed Location of Hammond's Brook from Chealey Road to Newton Centre Playground, Newton, Mass., dated May, 1903, "which lies North and East of Hammond's Brook location as shown thereon and bounded and described as follows:

NORTHERLY by land formerly of John O. Ellis and land formerly of Catherine A. Lowry;
EASTERLY by land formerly of said Lowry and lands now or formerly of Asa C. Jewett;
WESTERLY and SOUTHERLY by the Easterly and Northerly curved line of Hammond's Brook location.

Subject to the rights of the City of Boston, the Commonwealth of Massachusetts and the City of Newton, and also to restrictions of record so far as now in force and applicable.

Being a portion of the premises conveyed to me by deed of Angelina M. Mandile, dated July 20, 1982 and recorded with Middlesex South Registry of Deeds, Book 14670, Page 361.



Witness my hand and seal this 13th day of May 1983

Michael G. Plaherty

The Commonwealth of Massachusetts

Suffolk ss.

May 13 1983

Then personally appeared the above named Michael G. Plaherty

and acknowledged the foregoing instrument to be his free act and deed, before me

Maurice H. Sullivan Jr.
Maurice H. Sullivan Jr., Notary Public - Suffolk County

My Commission Expires 7-19-1985

CHAPTER 184 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.