

002293

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Shea:R.D3/1/18/90

MASTER DEED

MCCORMICK CONDOMINIUM

1. SUBMISSION TO CONDOMINIUM STATUS: Richard J. Shea of 137 Elm Street, Northampton, Massachusetts 01060, owner of certain interests in the property commonly known as 53, 55, 61 and 65 South Street (also known as New South Street), and 17 and 19 Clark Avenue, Northampton, Hampshire County, Massachusetts, by deed dated October 20, 1986 from Richard J. Shea and Joan L. Shea recorded in the Hampshire County Registry of Deeds Book 2841, Page 38, (hereinafter referred to as "Sponsor") being the record owner of interest of said land and improvements thereon, said land being described in Exhibit "A" attached hereto, subject to the reservations and easements therein stated, if any, does hereby by duly executing and recording this Master Deed, submit said land (the "Land") together with the buildings and improvements now erected thereon (collectively the "Building") and all easements, rights and appurtenances belonging thereto (the Land, Building, and easements, rights and appurtenances being collectively called "Property") to the provisions of Chapter 183A of the General Laws of the Commonwealth of Massachusetts as amended to the date of recording of this Master Deed (hereafter referred to as "Chapter 183A"), and does hereby state that Sponsor proposes to create and does hereby create with respect to the Property a condominium to

53, 55, 61 & 65 SOUTH ST.
& 17 & 19 Clark Avenue
Northampton, MA.

be governed by and subject to the provisions of Chapter 183A (the "Condominium").

2. NAME OF CONDOMINIUM: The condominium is to be known as "McCormick Condominium".

3. DESCRIPTION OF BUILDING: The Building on the land consists of the following:

(a) A six story residential building* including basement, storage areas, decks, porches, balconies and garage area, constructed principally of concrete, masonry, brick, steel and wood. The building presently contains thirty-five (35) residential units.

(b) A seven bay detached garage building constructed principally of concrete, masonry, and wood.

The Buildings are shown on the site plan (survey) referred to in Paragraph 7.

4. DESCRIPTION OF UNITS: The designation of each unit, together with statements of its location, its approximate area, number of rooms, and the immediate common area to

*Because of its layout and construction the structure could also be described as a series of five (5) buildings attached by various party walls.

which it has access, and the proportionate interest of each unit in the common areas and facilities are set forth in Exhibit "B" attached hereto and made a part hereof. Where a unit is bounded by a wall, the wall shall be considered to include any door, window, or closure therein in the closed position and unit dimensions are taken to the plane of the frame of the lower window of any double hung window facing that unit. As to party walls with adjacent buildings and with party walls between units and corridor walls, unit dimensions are taken to the plane of the face of the wall studs facing that unit. As to masonry walls, if any, unit dimensions are taken to the plane of the face of the masonry wall facing that unit. The vertical boundaries of each unit shall be the surface of the ceiling joists on the unit side, to the effect that each unit will include the ceilings and floors. Where there is a stairway or other opening in the floor or ceiling, however, the boundary shall be the plane resulting from extensions of the nearest adjacent boundary surfaces.

5. A. RIGHTS TO DIVIDE AND COMBINE: Subject to any applicable provision of law and with the written prior approval of a majority of the Board of Managers, which shall not be unreasonably withheld, a unit owner or owners shall have the right to divide a unit or units or to combine units so long as the common interest appurtenant to such unit or units after such division or combination shall equal the

common interest applicable to such unit or units prior to such division or combination and the percentage interest in the common elements of any other units shall not be changed by reason thereof unless the owner of such other units shall consent thereto in writing and, provided further, that the unit owner seeking such division or combination shall comply with all laws, ordinances and regulations of all governmental authorities, including, but not in limitation recording "as built" plans of such reconfigured units and such other documents as may be required by Massachusetts General Law Ch. 183A, as amended from time to time, and shall also agree to hold the Board of Managers and all other unit owners harmless from any liability arising therefrom.

B. ADDITIONAL COMMON EASEMENTS PROVISIONS:

Notwithstanding that all decks and balconies constitute Common Elements, the owners of units both adjacent to and with direct access to any deck or balcony shall concurrently be entitled to the exclusive use of that deck or balcony, subject nevertheless to any restrictions, conditions or changes in such rights of use as may be set forth in the Master Deed, Condominium Association by-laws, and/or Association Rules and Regulations promulgated pursuant thereto from time to time. No use of a deck or balcony hereunder shall restrict its use by other unit owners for necessary or emergency egress to or from such other units.

In addition to all other power and authority, the Board may, in its sole and absolute discretion and upon such terms and conditions as it may determine, from time to time:

(a) rent, lease, renovate, construct, demolish, alter and sell garages, parking spaces, storage areas or other Common Elements; and

(b) renovate, alter, demolish and construct Common Elements in any reasonable manner, such as, but not in limitation, to create elevator access to one or more units, provided nevertheless that if in exercise of its authority a portion of the Common Elements will be transferred to a unit owner or a new unit created, then the Board's action must be incident to adjustment of the proportionate interest of each unit in the remaining Common Elements by amendment to the Master Deed as therein permitted.

6. DESCRIPTION OF THE COMMON AREAS AND FACILITIES: The common areas and facilities of the Condominium (the "Common Elements") consist of the entire Property including (a) through (k) hereafter specified, excepting only therefrom the units and such of the following: [(a) through (k)] as are by the floorplans referred to in Paragraph 7 specifically made a part of any unit. Subject to the foregoing exceptions, the Common Elements shall include, but not in limitation:

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- (a) The Land and all plaza areas, yards, lawns, plantings, landscaping, and walkways located thereon;
- (b) All foundations, columns, girders, beams, interior loadbearing walls, interests in common walls and supports of the Building;
- (c) Those portions of the exterior walls of the Building beyond the plane of the face of the masonry and/or wood frame wall facing the unit; those portions of all walls which enclose units and divide them from corridors, stairs, and other common areas beyond the plane of the face of the studs facing the unit; those portions of the walls located between the units beyond the plane of the face of the studs facing the unit; all floor joists, ceiling joists and other structural members, and all roofs;
- (d) All decks, porches, balconies, patios, terraces, fire escapes, garages, parking areas, driveways, side, front and back yards and similar structures or areas;
- (e) Any space devoted to the use of persons employed in connection with operation of the Property;
- (f) All installations designed and intended for common use such as but not limited to telephone, electricity, gas, hot and cold water, sewer, heat, ventilation, air

conditioning, and incineration (including all pipes, ducts, vents, wires, cables, and conduits designed and intended for common use in connection therewith), whether located in common areas or in units, but otherwise excluding from such installations all parts thereof and all items affixed or connected thereto, not designed or intended for common use, including among such exclusions, without limitation, any individual heat and hot water systems located in the common areas of the Building and serving individual units and pipes, ducts, vents, wires, cables, and conduits designed for and intended to be used in connection therewith;

(g) All apparatus and equipment designed and intended for common use, whether located in common areas or in units, excluding from such apparatus and equipment all parts thereof, and all items affixed or connected thereto, not designed or intended for common use;

(h) All enclosed space marked "common area" and all other facilities marked "common facilities" on said floor plans;

(i) All units that may at any time be acquired and held by the managing board ("Board") of the McCormick Condominium Association (the "Association") referred to in Paragraph 10 on behalf of all unit owners;

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(j) All other parts of the Property designed and intended for common use or necessary or convenient to the existence, maintenance or safety of the Property; and

(k) All parts of the Property to which this Master Deed is subject.

The term "common use" includes without limitation use by or for any two or more units. The proportionate interest of each unit in the Common Elements is as set forth in said Exhibit "B" and has been determined on the basis of the approximate relation that the fair value of that unit on the date hereof bears to the aggregate fair value of all units on the date hereof.

7. SITE AND FLOOR PLANS: A site plan (survey) dated May 11, 1982 entitled "Land in Northampton, Massachusetts Surveyed for Richard J. Shea" prepared by Almer Huntley Jr. & Associates, Inc. is recorded in Hampshire County Registry of Deeds Plan Book 120, Page 61. Subsequent to the date of the site plan all or portions of the area designated as "gravel parking" and/or "gravel" have been surfaced with bituminous paving. There is recorded herewith a set of floor plans of the primary building (the "Plans") showing the layout, location, unit designations, and dimensions of the units, stating the designations of the primary building and bearing the verified statement of a registered

architect, registered professional engineer or registered land surveyor certifying that the Plans fully and accurately depict the layout, location, unit designations, and dimensions of the units as built.

8. USE OF UNITS: All units are intended or designed for occupancy for residential purposes, except that by vote of the Board non-residential uses may be permitted provided such use in the opinion of the Board, is not inconsistent with the maintenance of the primary residential character and quality of the primary building and the Property. In addition, the use of all units of the Property shall be limited in accordance with the following provisions:

(a) The units and Common Elements shall be used only for purposes consistent with their design.

(b) Each unit shall be used only for such purposes and to such extent as will not overload or interfere with any Common Element or the enjoyment thereof by owners of other units.

(c) No unit owner shall allow any nuisance, use or practice thereon in violation of the by-laws or rules and regulations of the Association or that unreasonably interferes with or is an unreasonable annoyance to the peaceful possession or proper use of the Property by other

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unit owners or occupants or that requires (unless the Board consents thereto) any alteration of or addition to any Common Element, except as may be permitted as provided in this Master Deed (including any Exhibit hereto).

(d) No unit owner or occupant shall commit or permit any violation of the policies of insurance taken out by the Board in accordance with the by-laws, or do or permit anything to be done, or keep or permit anything to be kept, or permit any condition to exist, which might (i) result in termination of any of such policies, (ii) adversely effect the right of recovery thereunder, (iii) result in reputable insurance companies refusing to provide insurance as required or permitted by the by-laws, or (iv) result in an increase in the insurance rate or premium unless, in the case of such increase, the unit owner responsible for such increase shall pay the same. If the rate of premium payable with respect to the policies of insurance taken out by the Board in accordance with the by-laws, or with respect to any policy of insurance carried independently by any unit owner in the Building as permitted by the by-laws shall be increased, or shall otherwise reflect the imposition of a higher rate than that applicable to the lowest rated unit in the Building, by reason of anything that is done or kept in a particular unit, or a result of the failure of any unit owner or any occupant of a unit to comply with the requirements of the policies of insurance taken out by the

Board, or as a result of the failure of any such unit owner or occupant to comply with any of the other terms and provisions of this Master Deed or the by-laws, the unit owner of that particular unit shall reimburse the Board and such other unit owners respectively for the resulting additional premiums, which shall be payable by the Board or such other unit owners as the case may be. The amount of any such reimbursement due this Board, may without prejudice to any other remedy of the Board, be enforced by assessing the same to that particular unit as a Special Common Charge under the by-laws.

(e) No unlawful use shall be made of the Property or any part thereof, and all valid laws, orders, rules, and regulations of all governmental agencies having jurisdiction thereof (collectively "Legal Requirements") shall be strictly complied with. Compliance with any Legal Requirements shall be accomplished by and at the sole expense of the unit owner or owners, or the Board, as the case may be, whichever shall have the obligation under the by-laws to maintain and repair the portion of the Property affected by any such Legal Requirements. Each unit owner shall give prompt notice to the Board of any written notice it receives of the violation of any Legal Requirement affecting its unit or the Property. Notwithstanding the foregoing provisions, any unit owner may, at its expense, defer compliance with and contest, by appropriate

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proceedings prosecuted diligently and in good faith, the validity or applicability of any Legal Requirement affecting any portion of the Property that such unit owner is obligated to maintain and repair, and the Board shall cooperate with such unit owner in such proceedings, provided that:

(i) Such unit owner shall pay and shall defend, save harmless, and indemnify the Board, the Association and each other unit owner against all liability, loss, or damage that any of them respectively shall suffer by reason of such contest and any noncompliance with such Legal Requirement; including reasonable attorneys' fees and other expenses reasonably incurred; and

(ii) Such unit owner shall keep the Board advised as to the status of such proceedings.

Such unit owner need not comply with any Legal Requirement so long as it shall be so contesting the validity or applicability thereof, provided that noncompliance shall not create a dangerous condition or constitute a crime or an offense punishable by fine or imprisonment, and that no part of the Building shall be subject to being condemned or vacated by reason of noncompliance or otherwise by reason of such contest. The Board may also contest any Legal

Requirement without being subject to the foregoing conditions as to contest any may also defer compliance with any Legal Requirements, but only subject to the foregoing conditions as to deferral of compliance. The costs and expenses of any contest by the Board shall be a Common Expense as defined in the by-laws. The amount due the Board and the Association under the foregoing obligation of a unit owner to defend, save harmless and indemnify the Board and the Association may, without prejudice to any other remedy of the Board and the Association, be enforced by assessing the same to the unit or units of such unit owner as a Special Common charge under the by-laws.

(f) If any governmental license or permit (other than a certificate of occupancy, or a license or permit applicable to the Building as a whole and required in order to render lawful the operation of the Building for its intended purposes) shall be required for the proper and lawful conduct of any activity in any unit, and if failure to secure such license or permit would in any way affect any other unit or the owner thereof or the Board or Association, the owner of such particular unit at its expense shall procure and maintain such license or permit, submit the same to inspection by the Board and comply with all the terms and conditions thereof.

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(g) No unit owner or occupant shall discharge, or permit to be discharged, anything into waste lines, vents, or flues of the Building that might reasonably be anticipated to cause damage thereto, spread odors or otherwise be offensive.

(h) All sound equipment (recorders, hi fi components, etc.), musical instruments, computers, and related facilities, machines, equipment, kitchen appliances, and all other electrical and/or mechanical equipment installed in any unit shall be so designed, installed, maintained, and used by the owner and occupant of such unit, at the expense of such owner, as to minimize insofar as possible and in any event reduce to a reasonably acceptable level the transmission of noise, vibration, odors and other objectionable transmissions from such unit to any other area of the Building.

9. AMENDMENT OF MASTER DEED: Subject to amendment required solely for purposes of complying with the provisions of Paragraph 5, this Master Deed may only be amended by the vote of the unit owners holding at least sixty percent (60%) of the Common Interest as defined in the by-laws, cast in person or by proxy at a meeting duly held in accordance with the provisions of the by-laws, or in lieu of such vote, any amendment may be approved without a meeting by unanimous written consent of all unit owners entitled to vote under

the by-laws; provided, however, that no such amendment shall alter (i) the foregoing provisions of this Paragraph 9, or (ii) except as permitted in Paragraph 5, the configuration or size of any unit in any material respect, or (iii) except as permitted in Paragraph 5, the percentages of interest in the units in the Common Elements as expressed herein, without the unanimous vote under the by-laws. No amendment of this Master Deed shall be effective until a certificate setting forth the same and its adoption is recorded with the Registry of Deeds pursuant to Paragraph 11 hereof.

Notwithstanding the foregoing, the Sponsor, or its assigns or its successors in title to all or any portion of the Condominium may, at any time, without the consent of any unit owner, unilaterally amend this Master Deed so as to comply with and submit to the provisions of Chapter 183A of the Massachusetts General Laws.

10. ORGANIZATION OF UNIT OWNERS: An unincorporated association of unit owners, through which the unit owners will manage and regulate the Condominium has been formed and has enacted by-laws pursuant to Chapter 183A, which are recorded herewith. The name of the association is "McCormick Condominium Association" (the "Association") and its initial mailing address shall be c/o Richard J. Shea, 137 Elm Street, Northampton, Massachusetts, 01060. The

names of the First Board of Managers of said Association
are:

Richard J. Shea

Joan L. Shea

11. ACTION ON BEHALF OF THE ASSOCIATION: Any instrument executed on behalf of the Association shall be conclusively binding upon the Association if (i) signed by a majority of the Board of Managers at any time as they appear of record and duly attested as the act of the Association and (ii) recorded with the Registry of Deeds. Any person dealing with the Condominium or Association or any unit owner may always rely, without further inquiry, on a certificate signed and recorded in like manner as to the authority of the Board to act, as to any vote or action of the Board or of the unit owners, and as to the existence or nonexistence of any fact or facts that constitute conditions precedent to acts by the Board of the Condominium or Association or that are in any other manner germane to the affairs of the Condominium or Association. Managers under the by-laws may resign, their terms of office shall expire, they may be removed, and new Managers may be appointed, all as provided in the by-laws, provided, in each case, that none of the foregoing shall be effective as against any persons dealing with the Association or its unit owners unless there shall have been recorded with the Registry of Deeds a certificate setting forth, in the case of any such expiration,

resignation, removal or appointment, that the same has taken place.

12. ENCROACHMENTS: If any portion of the Common Elements now encroaches upon any unit, or if any unit now encroaches upon any other unit or upon any portion of the Common Elements, or if any such encroachment shall occur hereafter as a result of the manner in which the Building has been constructed, or settling or shifting of the Building, or alteration or repair to the Common Elements made by or with the consent of the Board, or as a result of repair or restoration of the Building or a unit or the Common Elements by or with the consent of the Board after damage by fire or other casualty, or by the action of any public authority or as a result of condemnation proceedings, a valid easement shall exist for the maintenance of such encroachment for so long as the Building stands.

13. UTILITIES AND OTHER COMMON ELEMENTS LOCATED INSIDE THE UNITS: Each unit owner shall have an easement appurtenant to its unit to use all Common Elements located in any of the other units or elsewhere on the Property and serving its unit, such easement to be in common with the owners of all other units served by such Common Elements. Each unit shall be subject to an easement in favor of the owners of all other units to use the Common Elements located in that unit and serving such other units. The Board shall have a right

of access to each unit to inspect the same, to correct violations of the by-laws, to maintain, repair, replace and upgrade the Common Elements contained therein or elsewhere in the Building, and for any other purposes permitted by the by-laws.

14. MISCELLANEOUS:

Section A. No unit owner shall execute any deed, mortgage, or other instrument conveying or mortgaging title to his or her unit without including therein the then appurtenant interests, it being the intention hereof to prevent any servance of such combined ownership. Any such deed, mortgage, or other instrument purporting to affect one or more of such interests, without including all such interests, shall be deemed and taken to include the interest or interests so omitted, even though the latter shall not be expressly mentioned or described therein. No part of the appurtenant interests of any unit may be sold, transferred or otherwise disposed of, except as part of a sale, transfer or other disposition of the unit to which such interests are appurtenant, or as part of a sale, transfer or other disposition of such part of the appurtenant interests of all units.

Section B. The Board may acquire units from the working capital and common charges in the hands of the Board, and if such funds are insufficient the Board may levy

an assessment against each unit owner, except the selling unit owner, in proportion to his or her ownership in the common areas and facilities (including such unit owners' share of the assessment which would have been attributable to the selling unit owner absent the exclusion contained therein), as a common expense, which assessment shall be enforceable in the same manner as provided in the by-laws or the Board, in its discretion, may borrow money to finance the acquisition of such unit, provided, however, that no financing may be secured by an encumbrance or hypothecation of any property other than the unit, together with the appurtenant interests, if any, so to be acquired by the Association.

Section C. The term "appurtenant interest" shall include:

- (a) The undivided interest in the common areas and facilities (Common Elements) appurtenant to the respective unit;
- (b) The interest of the unit owners of such unit in any unit acquired by the Board, or its designee, on behalf of all unit owners, or the proceeds of the sale or lease thereof, if any;
- (c) The interests of such unit owners in any other assets of the Condominium;
- (d) The easements of exclusive use, if any, all as set forth in the Master Deed; and

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(e) The membership of the unit owners of the unit in the Condominium Association.

15. WAIVER: No provision contained in this Master Deed shall be deemed to have been abrogated or waived by reason of any failure to enforce the same, irrespective of the number of violations or breaches that may occur.

16. REGISTRY OF DEEDS: References herein to "Registry of Deeds" shall be deemed to refer to the Hampshire Registry of Deeds and, if and so long as any portion of the Land is subject to the provisions of Chapter 185 of the General Laws of the Commonwealth of Massachusetts, to the Hampshire Registry District of the Land Court.

17. CAPTIONS: The captions herein are inserted only as a matter of convenience and for reference, and in no way define, limit, or describe the scope of this Master Deed nor the intent or any provision hereof.

IN WITNESS WHEREOF, Sponsor has executed this Master Deed as a sealed instrument this 31st day of January, 1990.


Richard J. Shea

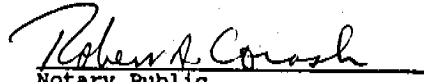
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COMMONWEALTH OF MASSACHUSETTS

HAMPSHIRE, ss.

January 31, 1990

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



Notary Public

My Commission Expires:

ROBERT A. CORAISH 9/28/1990

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McCORMICK CONDOMINIUM

EXHIBIT "A"

The land including the buildings and improvements thereon in Northampton, Hampshire County, Massachusetts, bounded and described as follows:

Northerly by Mill River; Easterly by New South Street; Southerly by Clark Avenue, One Hundred Sixty Nine and Five Tenths (169.50) feet, more or less; Westerly by land formerly of George Davis.

The aforescribed property is also depicted upon a plan dated May 11, 1982 entitled "Land in Northampton, Massachusetts Surveyed for Richard J. Shea", prepared by Almer Huntley Jr. & Associates, Inc., recorded in Hampshire County Registry of Deeds Plan Book 120, Page 61, and which property as so depicted is bounded and described as follows:

Beginning at a point marked by an iron pipe at the southwesterly corner of the property herein described, which point is at the northerly side of Clark Avenue at the southeast corner of land now or formerly of Robert A. Borawski & Ann M. Borawski; thence N. 07° 22' 03" W. a distance of Two Hundred Eighteen (218) feet along land now or formerly of said Borawski to an iron pipe; thence, N. 71° 00' 29" E. a distance of One Hundred Forty and Seventy-Five

Hundredths (140.75) feet to a point on the westerly side of New South Street; thence, along the westerly side of New South Street the following three courses and distances: S. 09° 08' 39" E. a distance of Fifty (50) feet to a point; thence S. 73° 22' 24" W. a distance of Three and Sixty-Nine Hundredths (3.69) feet to a point; thence S. 09° 04' 03" E. a distance of Two Hundred Two and Eleven Hundredths (202.11) feet to a point on the northerly side of Clark Avenue; thence along the northerly side of Clark Avenue S. 85° 08' 48" W. a distance of One Hundred Forty-One and Ninety-One One Hundredths (141.91) feet to the point and place of beginning.

Containing 32,648 square feet, more or less. New South Street is also at times known as South Street.

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McCORMICK CONDOMINIUM

EXHIBIT "a"

<u>UNIT</u>	<u>LOCATION</u>	<u>AREA SQUARE FEET</u>	<u>NO. OF ROOMS INCLUDING BATHROOM</u>	<u>IMMEDIATE COMMON AREA</u>	<u>INTEREST IN COMMON AREAS %</u>
A	First Floor, 19 Clark Ave.	522	Three	Deck	1.55
B	First Floor, 17 Clark Ave.	1273	Eight	Side Yard & Deck	4.67
C	First Floor, 19 Clark Ave.	959	Five	Entryway	2.49
D	Second Floor, 19 Clark Ave.	1230	Six	Stairway & Deck	3.11
E	Second Floor, 65 South St.	1163	Six	Stairway	3.11
F	Second Floor, 65 South St.	590	Four	Deck	2.18
G	Second Floor, 61 South St.	969	Five	Stairway & Deck	2.49
H	Second Floor, 61 South St.	974	Five	Stairway & Deck	2.49
J	Second Floor, 53 South St.	2307	Nine	Deck & Sideyard	6.35
K	Third Floor, 55 South St.	1198	Six	Stairway & Deck	3.11
L	Third Floor, 55 South St.	1119	Five	Stairway & Deck	2.49
M	Third Floor, 61 South St.	1000	Five	Stairway & Deck	2.49
N	Third Floor, 61 South St.	1000	Five	Stairway & Deck	2.49
P	Third Floor, 19 Clark Ave.	1165	Six	Stairway & Deck	3.11
Q	Third Floor, 65 South St.	1162	Six	Stairway & Deck	3.11
R	Third Floor, 65 South St.	625	Four	Stairway & Deck	2.18
S	Fourth Floor, 55 South St.	1224	Six	Stairway & Deck	3.11
T	Fourth Floor, 55 South St.	1145	Five	Stairway & Deck	2.49

McCOMBIE CONDOMINIUM

EXHIBIT "B"

cont.

UNIT	LOCATION	AREA SQUARE FEET	NO. OF ROOMS INCLUDING BATHROOM	IMMEDIATE COMMON AREA	INTEREST IN COMMON AREA %
U	Fourth Floor, 61 South St.	1019	Six	Stairway & Deck	3.11
V	Fourth Floor, 61 South St.	1019	Six	Stairway & Deck	3.11
W	Fourth Floor, 19 Clark Ave.	1230	Six	Stairway & Deck	3.11
X	Fourth Floor, 65 South St.	1229	Six	Stairway	3.11
Y	Fourth Floor, 65 South St.	640	Four	Stairway & Deck	2.18
Z	Fifth Floor, 55 South St.	1230	Six	Stairway & Deck	3.11
AA	Fifth Floor, 55 South St.	1148	Five	Stairway & Deck	2.49
BB	Fifth Floor, 61 South St.	1025	Five	Stairway & Deck	2.49
CC	Fifth Floor, 61 South St.	1025	Five	Stairway & Deck	2.49
DD	Fifth Floor, 65 South St.	640	Four	Stairway & Deck	2.18
EE	Fifth Floor, 65 South St.	1229	Six	Stairway & Deck	3.11
FF	Sixth Floor, 55 South St.	1206	Six	Stairway & Deck	3.11
GG	Sixth Floor, 55 South St.	1193	Six	Stairway & Deck	3.11
HH	Sixth Floor, 61 South St.	1175	Five	Stairway & Deck	2.49
JJ	Sixth Floor, 61 South St.	1175	Five	Stairway & Deck	2.49
KK	Sixth Floor, 65 South St.	651	Four	Stairway & Deck	2.18
LL	Sixth Floor, 65 South St.	1248	Six	Stairway & Deck	3.11

Hampshire ss. 7 1999 at 10 o'clock and 29 minutes P. M. Rec'd cert' with
 (MONTH) (DA)
 exam'd with Hampshire Reg. of Deeds, Book 3517 Page 299

Attest _____
 REGISTER