

Dukes - 20/20 Perfect Vision i2 Document Detail Report

Current datetime: 7/30/2015 11:22:36 AM

Doc#	Document Type	Town	Book/Page	File Date	Consideration
6460	DEED		01131/874	09/21/2007	1925000.00
Property-Street Address and/or Description					
229 POND RD					
Grantors					
STABILE KAREN M TRS, CETH REALTY TRUST					
Grantees					
RUDDOCK JILL SHAW					
References-Book/Pg Description Recorded Year					
01167/80 DECIS 2009					
Registered Land Certificate(s)-Cert# Book/Pg					

38512.00
4383 9/21/07
CERTIFICATION



Bk: 1131 Pg: 874 Doc: DEED
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QUITCLAIM DEED

I, KAREN M. STABILE, Trustee of the Ceth Realty Trust, u/d/t dated December 17, 1999 and recorded with the Dukes County Registry of Deeds in Book 785, Page 92, of Naples, FL

For consideration paid in full consideration of ONE MILLION NINE HUNDRED TWENTY-FIVE THOUSAND & XX/100 (\$1,925,000.00) DOLLARS

Grant to JILL SHAW RUDDOCK, of 7 Lansdowne Walk, London, W11, 3LN United Kingdom

WITH QUITCLAIM COVENANTS

The land and buildings situated within the area known as Deep Bottom Pond, West Tisbury, County of Dukes County, Commonwealth of Massachusetts, more particularly described as follows:

Being Lot No. Fifty-Four (54) as shown on a certain plan of land entitled "PLAN OF LAND IN WEST TISBURY, MASS., Magid Property, May 1, 1986, Scale: 1" = 100', Dean R. Swift, Reg'd Land Surveyor, Vineyard Haven, Mass. Total Area 196.8 acres. Revised through May 21, 1987", duly recorded with the Dukes County Registry of Deeds in West Tisbury Case File No. 365, to which plan reference is hereby made for a more particular description, and being 1.5 acres, more or less, according to said plan.

Subject to and together with the benefit of any easements and/or restrictions of record insofar as the same are in force and applicable.

For my title, see deed dated August 15, 2002 and recorded with the Dukes County Registry of Deeds in Book 899, Page 115.

MASSACHUSETTS EXCISE TAX
Dukes County ROD #8 001
Date: 09/21/2007 01:36 PM
Ctrl# 036430 09579 Doc# 00006460
Fee: \$8,778.00 Cons: \$1,925,000.00

Property address: 229 Pond Road, West Tisbury, MA 02575

EDMOND G. COOGAN
LAW OFFICE, P.C.
4 CAUSEWAY ROAD
P. O. BOX 1639
VINEYARD HAVEN
MASSACHUSETTS 02568
TEL: 508-693-3200
FAX: 508-693-7316

WITNESS my hand and seal this 15th day of Sept, 2007.

Karen M. Stabile
Karen M. Stabile, Trustee
Ceth Realty Trust

STATE OF FLORIDA

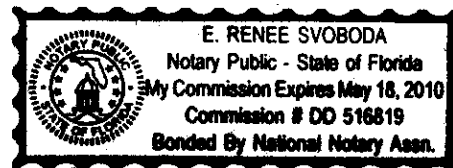
Collier, ss. Florida

On this 15th day of Sept., 2007, before me, the undersigned notary public, personally appeared Karen M. Stabile, Trustee of the aforementioned Trust, proved to me through satisfactory evidence of identification which was Personally known, (source of identification) to be the person whose name is signed on the preceding or attached document, and acknowledged to me that she signed it voluntarily for its stated purpose.

E. Renee Svoboda

Notary Public

My commission expires: 5-18-2010



Attest: *Juane E. Powers* Register