

LCHIP	ROA497191	25.00
TRANSFER TAX	RO096910	7,200.00
RECORDING		14.00
SURCHARGE		2.00

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS: That we **James A. Berube** and **Linda K. Berube**, husband and wife, currently of Exeter, County of Rockingham and State of New Hampshire, for consideration paid grant to **Craig M. Swinehart** and **Wendy E. Swinehart**, as Co-Trustees of the **The Swinehart Living Trust**, u/d/t dated August 2, 2018, of 407 Ocean Blvd., Unit A5, Hampton, New Hampshire 03842, with WARRANTY COVENANTS:

Unit #A-5, of OCEAN SPRAY CONDOMINIUMS, a Condominium located at Ocean Boulevard, Hampton, New Hampshire as established by OCEAN SPRAY REALTY TRUST, by Condominium Declaration dated April 21, 1982 and recorded in the Rockingham County Registry of Deeds at Book 2410, Page 1375, as amended.

Said Unit is laid shown on the Site Plan filed with the Declaration and recorded in said Registry as Plan #D-10566 and as shown on the Floor Plans pertaining to said Unit recorded with said Declaration as #D-10814 as #D-10844-A.

Said Unit is hereby conveyed together with an undivided interest in the Common Areas and facilities and with the right to use the Common Areas in common with others entitled thereto and the exclusive right to the Limited Common Area(s) assigned to said Unit and is conveyed subject to the provisions of the said Declaration and By-Laws and the Rules and Regulations adopted thereunder.

Also being conveyed are any and all rights Grantors may have to the two parking spaces currently marked for the use of Unit A-5 located inside of the garage.

Meaning and intending to describe and convey the same premises conveyed to James A. Berube and Linda K. Berube by deed of Joan S. Neilsen dated May 16, 2019 and recorded in the Rockingham County Registry of Deeds on May 20, 2020 at Book 6001, Page 694.

The Grantors hereby release to the Grantees all of their rights of homestead in the above described premises.

Executed this 5th day of June, 2020.



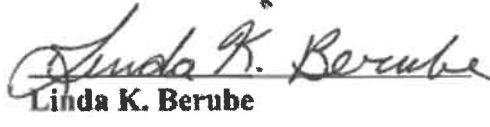
Witness



James A. Berube



Witness




Linda K. Berube

**STATE OF NEW HAMPSHIRE
COUNTY OF ROCKINGHAM, SS.**

June 5, 2020

Then appeared before me the above-named **James A. Berube and Linda K. Berube**, satisfactorily proven through proof of identification (i.e.their driver's licenses) to be the individuals who executed the foregoing instrument, and acknowledged same to be their voluntary act and deed in said capacities.



Mary Keohan Ganz, Justice of the Peace

Mary Keohan Ganz, Justice of the Peace
State of New Hampshire
My Commission Expires: August 28, 2024

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