

QUITCLAIM DEED

ONE LOVE LANE SOUTH DENNIS, LLC, a Delaware limited liability company having an address of 17 State Street, Suite 2525, New York, NY 10004 ("Grantor")

for consideration paid in the amount of Four Million Three Hundred Thousand Dollars (\$4,300,000.00)

hereby grants to HOUSING ASSISTANCE CORPORATION, a Massachusetts nonprofit corporation having an address of 460 West Main Street, Hyannis, MA 02601

with QUITCLAIM COVENANTS,

The land together with the buildings, structures and improvements situated thereon in the Town of Dennis (South), Barnstable County, Massachusetts, comprised of two parcels being shown as "Parcel One" (Lot 168-9-0) and "Parcel Two" (Lot 168-2-0) on a plan entitled "Boundary Line Survey, HAC Love Lane LLC, Parcel ID: 168-9-0, Parcel ID: 168-2-0, 1 Love Lane, South Dennis, Barnstable County, Massachusetts, 09-06-23" prepared by Holden Engineering & Surveying, Inc. and recorded with Barnstable County Registry of Deeds in Plan Book 701, Page 93.

Subject to and with the right to use, together with others entitled thereto, the 40' wide way, for all purposes for which ways are used in the Town as Dennis, as shown on a plan entitled "Subdivision Plan of Land in Dennis; Mass." Dated November 29, 1982, drawn by Low & Waller, Inc., Yarmouth, Mass., prepared for Allen J. White et al, trustees, Eagle Pond Realty Trust, which plan is recorded with the Barnstable County Registry of Deeds in Plan Book 372, Page 46."

Subject to and with the benefit of (a) provisions of existing building and zoning laws; (b) such taxes for the current year as are not due and payable on the date of the delivery of this Quitclaim Deed; (c) any liens for municipal betterments assessed after the date hereof; and (d) all rights, reservations, easements and restrictions of record insofar as the same are in force and applicable.

Grantor states that the within property is not a principal residence and that no person has any rights of homestead in the premises and releases all rights of homestead, if any.

Meaning and intending to convey the same premises conveyed to the Grantor by Deed dated December 1, 2017 and recorded December 7, 2017 with the Barnstable County Registry of Deeds at Book 30948, Page 281.

Grantor is not classified for the current taxable year as a corporation for federal income tax purposes.

Property Address: 1 Love Lane, South Dennis, MA 02660

[Signature Page to Deed]

Executed under seal and dated as of the 21st day of September 2023.

ONE LOVE LANE SOUTH DENNIS, LLC,
a Delaware limited liability company

By: 
Name: Elliott Mandelbaum
Title: Real Property Signatory

STATE OF NEW YORK
COUNTY OF NASSAU

On this 21 day of September 2023, before me, the undersigned notary public, personally appeared Elliott Mandelbaum, proved to me through satisfactory evidence of identification, which was personal knowledge, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose as an individual authorized to execute instruments affecting an interest in real property on behalf of ONE LOVE LANE SOUTH DENNIS, LLC, a Delaware limited liability company.

JONATHAN TAUB
NOTARY PUBLIC-STATE OF NEW YORK
No. 01TA6133825
Qualified in Nassau County
My Commission Expires 09-19-2025


Notary Public
Name:
My commission expires

[Signature Page to Deed]

QUITCLAIM DEED

HOUSING ASSISTANCE CORPORATION, a Massachusetts nonprofit corporation having an address of 460 West Main Street, Hyannis, MA 02601 ("Grantor")

for consideration paid in the amount of less than One Hundred Dollars (\$100.00)

hereby grants to HAC LOVE LANE LLC, a Massachusetts limited liability company having an address of 460 West Main Street, Hyannis, MA 02601

with QUITCLAIM COVENANTS,

The land together with the buildings, structures and improvements situated thereon in the Town of Dennis (South), Barnstable County, Massachusetts, comprised of two parcels being shown as "Parcel One" (Lot 168-9-0) and "Parcel Two" (Lot 168-2-0) on a plan entitled "Boundary Line Survey, HAC Love Lane LLC, Parcel ID: 168-9-0, Parcel ID: 168-2-0, 1 Love Lane, South Dennis, Barnstable County, Massachusetts, 09-06-23" prepared by Holden Engineering & Surveying, Inc. and recorded with Barnstable County Registry of Deeds in Plan Book 701, Page 93.

Subject to and with the right to use, together with others entitled thereto, the 40' wide way, for all purposes for which ways are used in the Town as Dennis, as shown on a plan entitled "Subdivision Plan of Land in Dennis; Mass." Dated November 29, 1982, drawn by Low & Waller, Inc., Yarmouth, Mass., prepared for Allen J. White et al, trustees, Eagle Pond Realty Trust, which plan is recorded with the Barnstable County Registry of Deeds in Plan Book 372, Page 46."

Subject to and with the benefit of (a) provisions of existing building and zoning laws; (b) such taxes for the current year as are not due and payable on the date of the delivery of this Quitclaim Deed; (c) any liens for municipal betterments assessed after the date hereof; and (d) all rights, reservations, easements and restrictions of record insofar as the same are in force and applicable.

Grantor states that the within property is not a principal residence and that no person has any rights of homestead in the premises and releases all rights of homestead, if any.

Meaning and intending to convey the same premises conveyed by ONE LOVE LANE SOUTH DENNIS, LLC to the Grantor by dated September 27, 2023 and recorded with the Barnstable County Registry of Deeds herewith and immediately prior hereto.

This conveyance does not constitute a sale of all or substantially all of the Grantor's assets in the Commonwealth of Massachusetts.

Property Address: 1 Love Lane, South Dennis, MA 02660

[Signature Page to Deed]

Executed under seal and dated as of the 27th day of September 2023.

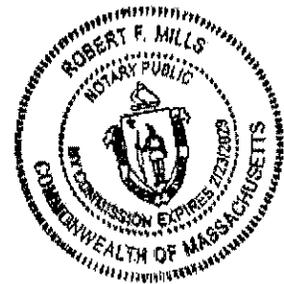
HOUSING ASSISTANCE CORPORATION,
a Massachusetts nonprofit corporation

By: [Signature]
Name: Alisa Magnotta
Title: CEO

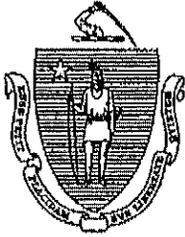
STATE OF MASSACHUSETTS
COUNTY OF BARNSTABLE

On this 27th day of September 2023, before me, the undersigned notary public, personally appeared Alisa Magnotta, proved to me through satisfactory evidence of identification, which was Massachusetts driver's license, personally known to me, or personally known to 3rd party witness personally known to me, 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, in her capacity as Chief Executive Officer of Housing Assistance Corporation, a Massachusetts nonprofit corporation.

[Signature]
Notary Public
Name: Robert F. Mills
My commission expires



[Signature Page to Deed]



The Commonwealth of Massachusetts
Secretary of the Commonwealth
State House, Boston, Massachusetts 02133

William Francis Galvin
Secretary of the
Commonwealth

September 8, 2023

TO WHOM IT MAY CONCERN:

I hereby certify that according to the records of this office

HOUSING ASSISTANCE CORPORATION

is a domestic corporation organized on **December 18, 1974 (Chapter 180)**.

I further certify that there are no proceedings presently pending under the Massachusetts General Laws Chapter 180 section 26A, for revocation of the charter of said corporation; that the State Secretary has not received notice of dissolution of the corporation pursuant to Massachusetts General Laws, Chapter 180, Section 11, 11A, or 11B; that said corporation has filed all annual reports, and paid all fees with respect to such reports, and so far as appears of record said corporation has legal existence and is in good standing with this office.



In testimony of which,
I have hereunto affixed the
Great Seal of the Commonwealth
on the date first above written.

William Francis Galvin

Secretary of the Commonwealth

Processed By sam