



2018 00001978

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Recorded: 02/01/2018 01:23 PM

**Amendment to
RIVERCREST CONDOMINIUMS
Adding Unit 28 and 29**

RIVERCREST CONDOMINIUMS, LLC Declarant of Rivercrest Condominiums, Master Deed of which is recorded with the Hampshire County Registry of Deeds in Book 12264, Page 51, pursuant to the rights reserved to said Declarant in said Master Deed, does hereby add one Building containing Units 28 and 29 by amending said Master Deed as follows:

1. Section 2 of said Master Deed is hereby deleted and replaced with the following

2. Description of Buildings

Rivercrest Condominiums, dedicated by this Master Deed as amended, consists of thirteen (13) buildings which have no names, one containing Units 6, one containing Units 7 and 8, one containing Units 9 and 10, one containing Units 11 and 12, one containing Units 13 and 14, one containing Units 15 and 16, one containing Units 17 and 18, one containing Units 19 and 20, one containing Units 21 and 22, one containing Units 23 and 24, one containing Units 25 and 26, one containing Unit 27 and one containing Units 28 and 29. In total, there are twenty four (24) Units in the thirteen (13) Buildings.

The Buildings are primarily of wood-frame construction built on a concrete foundation, with a basement, vinyl siding and an asphalt shingle roof. The Buildings are located off Ferry Street, South Hadley, Hampshire County, Massachusetts.

A site plan showing the location of the Buildings dedicated to the Condominium is entitled *Condominium Site Plan of Units 2,3,4,5,28 and 29 Prepared for Rivercrest Condominiums Ferry Street, South Hadley Massachusetts, Owned by Rivercrest Condominiums, LLC* dated January 25, 2018 prepared by R. Levesque Associates, Inc. has been recorded with Hampshire County Registry of Deeds in Book of Plans 241, Page 54.

The Condominium development as presently contemplated may consist of 18 Buildings, with a total of 31 residential units. The Declarant is under no obligation to build or dedicate any additional Buildings or Units to the Condominium and has reserved the right to add additional land, Buildings and Units in excess of the presently contemplated 18 Buildings containing 31 residential units per this Master Deed.

2. Section 5 of said Master Deed is hereby deleted and replaced with the following

5. Floor Plans

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 236, Page 67 a set of floor plans for the Building containing Unit 6, entitled *Unit #6 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated April 20, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 236, Page 124 a set of floor plans for the Building containing Units 7 and 8, entitled *Unit #7 & Unit #8 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated June 28, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 237, Page 115 a set of floor plans for the Building containing Units 25 and 26, entitled *Unit # 25 & Unit # 26 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated September 7, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 238, Page 8 a set of floor plans for the Building containing Units 15 and 16, entitled *Unit # 15 & Unit # 16 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated September 19, 2016.

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 236, Page 28 and Book of Plans- 238 Page, 69 floor plans for the Building containing Units 13 and 14, entitled *Unit # 14 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated October 25, 2016 and *Unit # 13 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated October 27, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 238 Page 74 floor plans for the Building containing Units 11 and 2, entitled *Unit # # 11 and Unit #12 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated December 27, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 238 Page 72 floor plans for the Building containing Units 17 and 18, entitled *Unit # 17 and Unit # 18 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated December 27, 2016

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 239, Page 2 floor plans for the Building containing Units 9 and 10, entitled *Unit # 9 and Unit # 10 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated February 14, 2017

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 239 Page 11 floor plans for the Building containing Units 19 and 20, entitled *Unit # 19 and Unit # 20 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated March 27, 2017

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 239 Page 99 floor plans for the Building containing Units 21 and 22, entitled *Unit # 21 & Unit # 22 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated June 16, 2017

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 239 Page 100 floor plans for the Building containing Units 23 and 24, entitled *Unit # 23 & Unit # 24 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated June 16, 2017

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 241 Page 40 floor plans for the Building containing Units 27, entitled *Unit # 27 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated December 11, 2017

There has been recorded with Hampshire County Registry of Deeds in Book of Plans 241 Page 55 floor plans for the Building containing Units 28 and 29, entitled *Units # 28 & 29 Rivercrest Condominiums, Ferry Street South Hadley, Massachusetts* prepared by R. Levesque Associates, Inc., dated January 25, 2018

These plans show the layout, location, Unit numbers and dimensions of the Units, and the finished floor elevations, and stating that the Buildings have no names, and bear the verified statement certifying that the plans fully and accurately depict the layout, location, Unit numbers and dimensions of the Units as built.

3. Schedule A of the Master Deed is hereby deleted and replaced with the following:

Schedule A to the Master Deed of Rivercrest Condominiums

**Unit Descriptions And Common Elements Interest /Beneficial Interests
for Units dedicated to the Condominium**

Unit No.	Beneficial Interest in %	1st Floor	2nd Floor	Basement	Approx. Sq. Footage of Unit
6	4.1598%	k, lr, dr hb, g	3 brs, 2 bath	1 room	2565 (Basement 653, 1 st flr 1036, 2 nd flr 876)
7	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	2997 (Basement 1226, 1st flr 1771)
8	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	3064 (Basement 1233, 1st flr 1831)
9	4.1598%	k, lr, dr hb, g	3 brs, 2 bath	1 room	2514 (Basement 603, 1 st flr 1033, 2 nd flr 878)
10	4.1598%	k, lr, dr hb, g	3 brs, 2 bath	2 rooms	2514 (Basement 600, 1 st flr 1036, 2 nd flr 878)
11	4.0965%	k, lr, dr,2 bath,g,2brs		2 rooms	3108 (Basement 1337, 1st flr 1771)
12	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	3158 (Basement 1342, 1st flr 1816)
13	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	3103 (Basement 1357, 1st flr 1773)
14	4.0965%	k, lr, dr,2 bath,g,2brs		2 rooms	3063 (Basement 1263, 1st flr 1800)
15	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	3038 (Basement 1272, 1st flr 1766)
16	4.0965%	k, lr, dr,2 bath,g,2brs		4 rooms	3074 (Basement 1267, 1st flr 1807)
17	4.0965%	k, lr, dr,2 bath,g,2brs		1 room	3095 (Basement 1327, 1st flr 1768)
18	4.0965%	k, lr, dr,2 bath,g,2brs		3 rooms	3117 (Basement 1312, 1st flr 1805)
19	4.3448%	k, lr, dr,2 bath,g,2brs		2 rooms	3070 (Basement 1303, 1st flr 1767)
20	4.3448%	k, lr, dr,2 bath,g,2brs		4 rooms	3120 (Basement 1314, 1st flr 1806)
21	4.0965%	k, lr, dr, bath, g	3 brs, 2 bath	1 room	2962 (Basement 701, 1 st flr 1166, 2 nd flr 1095)
22	4.0965%	k, lr, dr, bath, g	3 brs, 2 bath,w/d	4 rooms	2951 (Basement 695, 1 st flr 1165, 2 nd flr 1091)
23	4.1598%	k, lr, dr hb, g	3 brs, 2 bath	2 rooms	2511 (Basement 609, 1 st flr 1033, 2 nd flr 869)
24	4.1597%	k, lr, dr hb, g	3 brs, 2 bath	2 rooms	2513 (Basement 606, 1 st flr 1033, 2 nd flr 874)
25	4.1597%	k, lr, dr hb, g	3 brs, 2 bath	3 rooms	2503 (Basement 613, 1st flr 1028, 2nd flr 862)
26	4.1597%	k, lr, dr hb, g	3 brs, 2 bath	2 rooms	2513(Basement 653, 1st flr 1036, 2nd flr 876)
27	4.3447%	k, lr, dr ,b, g	3 brs, 2 bath	2 rooms	2950(Basement 695, 1st flr 1166, 2nd flr 1089)
28	4.3447%	k, lr, dr ,b, g	3 brs, 2 bath	1 Room	2949(Basement 690, 1st flr 1165, 2nd flr 1094)
29	4.3447%	k, lr, dr ,b, g	3 brs, 2 bath	2 Rooms	2955(Basement 695, 1st flr 1169, 2nd flr 1091)
K=Kitchen		Bath= Full Bath	g= Garage		
hb= Half Bath		lr=Living Room	br/brs= Bedroom		

**Access to common areas is through the basement door ,
garage door and 1st floor exterior doors**

Witness the execution hereof, under seal, this January 31st, 2018

RIVERCREST CONDOMINIUMS, LLC



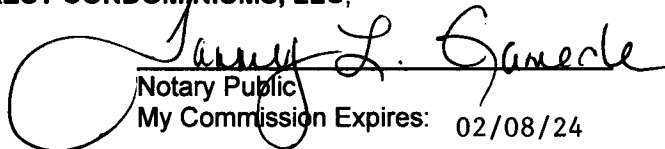
Craig R. Authier, Authorized Signatory

Commonwealth of Massachusetts

Hampshire, ss.

January 31, 2018

On this 31st day of January, 2018, before me, the undersigned notary public, personally appeared Craig R. Authier, proved to me through satisfactory identification, which was personally know to me, to be the person who signed on the preceding or attached document and acknowledged to me that he signed voluntarily for its stated purpose on behalf of **RIVERCREST CONDOMINIUMS, LLC**,



Notary Public
My Commission Expires: 02/08/24

