

return to: Attn: Jan Fraser  
John Codman Jr., Associates  
73 Charles St.  
Boston, MA 02114

14521 038  
JOHN CODMAN, JR., ASSOCIATES  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

AS FILED WITH THE SUFFOLK COUNTY REGISTRY BOOK 11234, PAGE 001

The proposed addition to the Master Deed is to charge a moving in and out fee of \$200.00 to all non-owner occupied units. The fee will be used to replace and/or repair any moving damage done to the common areas of the building (e.g. soiling carpets, wear and tear on the elevator, hallway wall damage, etc.), new name plates, and new front door and mailbox keys.

The proposed amendment reads as follows:

Each non-owner occupant Unit shall pay a \$200.00 moving fee to the Condominium Trust, to cover and include moving in and out of the Unit. The fee is to be paid by the Unit Owner prior to the non-owner occupant's moving into 37 Beacon Street.

We need to receive 67% approval to incorporate the above language into the Master Deed. Remember, the fee could be paid by either the Unit Owner or the prospective tenant.

Please sign below if you favor the amendment.

UNIT # 1

% INTEREST 2.29

OWNER O'NEILL

SIGNATURE J. Patrick O'Neill

J. Patrick O'Neill

RECORDED  
SEP 14 1987  
SUFFOLK COUNTY MASS

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. September 2<sup>nd</sup> 1987

Then personally appeared the above-named owner J. Patrick O'Neill and acknowledged the foregoing to be his free act and deed before me,

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

14521 039

JOHN CODMAN, JR., ASSOCIATES

73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

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Please sign below if you favor the amendment.

UNIT # 3, 22, 33 & 51  
% INTEREST 11.26 (acc), 1.75, 2.85, 3.50 + 3.16 respectively.  
OWNER Sarah H. Giles (3, 22, 51) & John P. Giles (33)  
SIGNATURE Sarah H. Giles & John P. Giles  
Sarah H. Giles John P. Giles

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

September 2<sup>nd</sup> 1987

Then personally appeared the above-named owner Sarah + John Giles and acknowledged the foregoing to be his free act and deed before me,

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES 14521 040  
73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 4  
% INTEREST 12.15  
OWNER SANDY HENDREN  
SIGNATURE [Signature]  
S. Hendren

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

September 2<sup>nd</sup> 1987

Then personally appeared the above-named owner SANDY Hendren and acknowledged the foregoing to be his free act and deed before me,

[Signature]  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES

14521 041

73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 5

% INTEREST 2.29

OWNER JAMES SKELTON

SIGNATURE *Jim Skelton*

*Jim Skelton*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 2<sup>nd</sup> 1987*

Then personally appeared the above-named owner *James Skelton* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES 14521 042  
73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 21

X INTEREST 316

OWNER L. Paul Geffen & Dalia Lipkin

SIGNATURE [Signatures]

L. Paul Geffen Dalia Lipkin

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 2<sup>nd</sup> 1987*

Then personally appeared the above-named owner L. Paul Geffen & Dalia Lipkin and acknowledged the foregoing to be their free act and deed before me,

[Signature]  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

37 BEACON STREET CONDOMINIUM TRUST  
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Please sign below if you favor the amendment.

UNIT # 25

% INTEREST 2.76

OWNER Charles D. and Margaret B. Carey

SIGNATURE Elizabeth B. Carey

Elizabeth B. Carey

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

September 2<sup>nd</sup> 1987

Then personally appeared the above-named owner Elizabeth B. Carey and acknowledged the foregoing to be his free act and deed before me.

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

JOHN CODMAN, JR., ASSOCIATES  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

14521 044

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (B) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 26  
% INTEREST 2.56  
OWNER Lucy Hann  
SIGNATURE Lucy Hann M.D.

Lucy Hann M.D.

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

September 2nd 1987

Then personally appeared the above-named owner Lucy Hann and acknowledged the foregoing to be his free act and deed before me.

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

14521 045

JOHN CODMAN, JR., ASSOCIATES  
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37 BEACON STREET CONDOMINIUM TRUST

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Please sign below if you favor the amendment.

UNIT # 302  
% INTEREST 2.85 *(? NOT SURE)*  
OWNER WILLIAM D. BUXTON  
SIGNATURE *William D. Buxton*  
*William D Buxton*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. *September 2 1987*

Then personally appeared the above-named owner *William D. Buxton* and acknowledged the foregoing to be his free act and deed before me,

*[Signature]*  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

Real Estate Sales-Rentals • Property Management • Appraisals



JOHN CODMAN, JR., ASSOCIATES 14521 046  
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37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 35  
% INTEREST 2.76  
OWNER Suzanne Pasculano  
SIGNATURE Suzanne Pasculano  
Suzanne Pasculano

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. *September 2<sup>nd</sup> 1987*

Then personally appeared the above-named owner *Suzanne Pasculano* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

Real Estate Sales-Rentals • Property Management • Appraisals

14521 047

JOHN CODMAN, JR., ASSOCIATES

73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6860

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 19  
% INTEREST 3 1/6  
OWNER ALAN E. SMALL  
SIGNATURE Alan E. Small

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. September 2<sup>nd</sup>, 1987

Then personally appeared the above-named owner Alan E. Small and acknowledged the foregoing to be his free act and deed before me.

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

JOHN CODMAN, JR., ASSOCIATES 14521 048  
73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST  
PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 4B  
% INTEREST 2.85  
OWNER Priscilla Nichols  
SIGNATURE Priscilla Nichols

Priscilla Nichols

COMMONWEALTH OF MASSACHUSETTS  
SUFFOLK, SS. September 29 1987  
Then personally appeared the above-named owner Priscilla Nichols  
and acknowledged the foregoing to be his free act and deed  
before me,

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

*as filed with The Suffolk Co Registry, Book 11234, page 801*

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Please sign below if you favor the amendment.

UNIT # 42  
% INTEREST 2.85  
OWNER ARNOLD E NICHOLS  
SIGNATURE Arnold E Nichols  
Arnold E Nichols

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 2<sup>nd</sup> 1987*

Then personally appeared the above-named owner *Arnold E. Nichols* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
\_\_\_\_\_  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES 14521 050  
73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

*as filed with the Suffolk Co. Registry, book 11234, page 201*

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Please sign below if you favor the amendment.

UNIT # 44  
% INTEREST 2.56  
OWNER Alan Reid  
SIGNATURE Alan Reid  
*Alan Reid*

*I would be happier with a \$100 fee.*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 26<sup>th</sup> 1988*

Then personally appeared the above-named owner *Alan Reid* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
\_\_\_\_\_  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES 14521 051  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 46

% INTEREST 2.56

OWNER John & Carole Benning

SIGNATURE John A. Benning

John A. Benning

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. September 2<sup>nd</sup> 1987

Then personally appeared the above-named owner John A. Benning and acknowledged the foregoing to be his free act and deed before me.

John Codman Jr.  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES 14521 052  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

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Please sign below if you favor the amendment.

UNIT # 53  
% INTEREST 3.50  
OWNER FIELD  
SIGNATURE *George P. Field*  
George Field

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 8<sup>th</sup> 1987*

Then personally appeared the above-named owner *George P. Field* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals

JOHN CODMAN, JR., ASSOCIATES

14521 053

73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

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Please sign below if you favor the amendment.

UNIT # 34

% INTEREST 2.56

OWNER LEONARD, JACK

SIGNATURE [Signature]

John B Leonard

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 2nd 1987*

Then personally appeared the above-named owner *John B Leonard* and acknowledged the foregoing to be his free act and deed before me,

[Signature]  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

Real Estate Sales-Rentals • Property Management • Appraisals



14521 054

JOHN CODMAN, JR., ASSOCIATES  
73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

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Please sign below if you favor the amendment.

UNIT # 63 + 64  
% INTEREST Yes 6.73  
OWNER \_\_\_\_\_  
SIGNATURE Deborah Jacobson  
*Deborah Jacobson*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. *September 2nd 1987*

Then personally appeared the above-named owner Deborah Jacobson and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89

14521 055

JOHN CODMAN, JR., ASSOCIATES  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

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The proposed addition to the Master Deed is to charge a moving in and out fee of \$200.00 to all non-owner occupied units. The fee will be used to replace and/or repair any moving damage done to the common areas of the building (e.g. soiling carpets, wear and tear on the elevator, hallway wall damage, etc.), new name plates, and new front door and mailbox keys.

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Each non-owner occupant Unit shall pay a \$200.00 moving fee to the Condominium Trust, to cover and include moving in and out of the Unit. The fee is to be paid by the Unit Owner prior to the non-owner occupant's moving into 37 Beacon Street.

We need to receive 67% approval to incorporate the above language into the Master Deed. Remember, the fee could be paid by either the Unit Owner or the prospective tenant.

Please sign below if you favor the amendment.

UNIT # 62

% INTEREST 2.85

OWNER JOSEPH J AND HELEN C. SNYDER *Joseph Snyder*

SIGNATURE Helen C. Snyder

*Helen C. Snyder*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. *September 09 1987*

Then personally appeared the above-named owner *Helen C. + Joseph J Snyder* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

14521 056

JOHN CODMAN, JR., ASSOCIATES

73 CHARLES STREET • BOSTON, MASSACHUSETTS 02114 • (617) 367-6860

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (B) (B) (6)

*as filed with the Suffolk Co. Registry, Book 11234, page 801*

The proposed addition to the Master Deed is to charge a moving in and out fee of \$200.00 to all non-owner occupied units. The fee will be used to replace and/or repair any moving damage done to the common areas of the building (e.g. soiling carpets, wear and tear on the elevator, hallway wall damage, etc.), new name plates, and new front door and mailbox keys.

The proposed amendment reads as follows:

Each non-owner occupant Unit shall pay a \$200.00 moving fee to the Condominium Trust, to cover and include moving in and out of the Unit. The fee is to be paid by the Unit Owner prior to the non-owner occupant's moving into 37 Beacon Street.

We need to receive 67% approval to incorporate the above language into the Master Deed. Remember, the fee could be paid by either the Unit Owner or the prospective tenant.

Please sign below if you favor the amendment.

UNIT # 56

% INTEREST 2.56

OWNER Loren Graham + John Ring  
SIGNATURE Loren Graham John Ring

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS.

*September 2<sup>nd</sup> 1987*

Then personally appeared the above-named owner *John Ring + Loren Graham* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: 3/3/89 ✓

14521.057

JOHN CODMAN, JR., ASSOCIATES

73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST

PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)

*as filed with Suffolk County Registry, book 11234, page 001*

The proposed addition to the Master Deed is to charge a moving in and out fee of \$200.00 to all non-owner occupied units. The fee will be used to replace and/or repair any moving damage done to the common areas of the building (e.g. soiling carpets, wear and tear on the elevator, hallway wall damage, etc.), new name plates, and new front door and mailbox keys.

The proposed amendment reads as follows:

Each non-owner occupant Unit shall pay a \$200.00 moving fee to the Condominium Trust, to cover and include moving in and out of the Unit. The fee is to be paid by the Unit Owner prior to the non-owner occupant's moving into 37 Beacon Street.

We need to receive 67% approval to incorporate the above language into the Master Deed. Remember, the fee could be paid by either the Unit Owner or the prospective tenant.

Please sign below if you favor the amendment..

UNIT # 23124

% INTEREST 3.50/256

OWNER Richard Fitzgerald

SIGNATURE Richard Fitzgerald

*Richard Fitzgerald*

COMMONWEALTH OF MASSACHUSETTS

SUFFOLK, SS. *September 2nd 1987*

Then personally appeared the above-named owner *Richard Fitzgerald* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public

My Commission Expires: *3/3/89*

JOHN CODMAN, JR., ASSOCIATES 14521 058  
73 CHARLES STREET • BOSTON MASSACHUSETTS 02114 • (617) 367-6880

37 BEACON STREET CONDOMINIUM TRUST  
PROPOSAL TO AMEND MASTER DEED PARAGRAPH (8) (B) (6)  
*as filed with the Suffolk Co. Registry, book 11234, page 001*

The proposed addition to the Master Deed is to charge a moving in and out fee of \$200.00 to all non-owner occupied units. The fee will be used to replace and/or repair any moving damage done to the common areas of the building (e.g. soiling carpets, wear and tear on the elevator, hallway wall damage, etc.), new name plates, and new front door and mailbox keys.

The proposed amendment reads as follows:

Each non-owner occupant Unit shall pay a \$200.00 moving fee to the Condominium Trust, to cover and include moving in and out of the Unit. The fee is to be paid by the Unit Owner prior to the non-owner occupant's moving into 37 Beacon Street.

We need to receive 67% approval to incorporate the above language into the Master Deed. Remember, the fee could be paid by either the Unit Owner or the prospective tenant.

Please sign below if you favor the amendment.

UNIT # 66  
% INTEREST ~~100~~ 2.89  
OWNER Margaret Biller  
SIGNATURE Margaret Biller  
*Margaret Biller*

COMMONWEALTH OF MASSACHUSETTS  
SUFFOLK, SS. *September 29 1987*  
Then personally appeared the above-named owner *Margaret Biller* and acknowledged the foregoing to be his free act and deed before me,

*John Codman Jr.*  
John Codman Jr., Notary Public  
My Commission Expires: *2/3/89*

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