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Moshup Trail Limited Partnership, a Massachusetts Limited Partnership, of Boston, Suffolk County, Massachusetts, for consideration paid \$3,019,225.00 the receipt of which is acknowledged, grants to The United States of America, as Trustee for the Wampanoag Tribal Council of Gay Head, Inc., a federally recognized Indian Tribe c/o Bureau of Indian Affairs, Eastern Area Office, Room 703 Broyhill Building, 1000 North Glebe Road, Arlington, Virginia 22201 with WARRANTY COVENANTS

The land in Gay Head, Dukes County, Massachusetts, shown as Lots 68, 71, 72, 73, 80, 86, 179, 246, 254, 294, 299, 300, 301, 309, 316, 319, 324 and 325 on a "Plan of Gay Head Showing the Partition of the Common Land as Made by Joseph T. Pease and Richard L. Pease, Commissioners" by John H. Mullen, Civil Engineer on file with Dukes County Probate Court.

Said premises have a street address of Moshup Trail, Gay Head, Massachusetts.

There is appurtenant to Lots 72 and 73 the benefit of a Grant of Right of Way from Lot 72 to the Massachusetts State Highway as contained in a deed from Lagoon Development Company to Robert W. Penfield and Ruth T. Penfield dated November 5, 1952, recorded with said Deeds, Book 223, Page 194 and in a deed from Robert W. Penfield and Ruth T. Penfield to Lagoon Development Company dated January 31, 1956, recorded with said Deeds, Book 230, Page 104.

Together with the rights of way over Lots 536 and 539 and a 25 foot right of way over Lots 699 and 500 to the Atlantic Ocean as contained in a deed from Lagoon Development Company to Moses S. Strock and Alvin E. Strock dated February 15, 1963, recorded with said Deeds, Book 247, Page 513, which rights of way are appurtenant to Lots 68, 71, 72, 73, 79, 80, 86, 87, 246, 294, 324, and 325.

Together with a Right of Way to the State Highway as contained in a Grant of Easement from Benjamin L. Hall, Brian M. Hall and Charlotte I. Hall, Trustees of Gossamer Wing Realty Trust to Moshup Trail Limited Partnership dated April 29, 1987 recorded with said Deeds, Book 472, Page 312, which right of way benefits all of the premises.

Together with a right of way over Lot 79 to the State Highway adjacent to Lot 79 for the benefit of Lot 80.

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Together with all of the grantor's interest in the streets and ways abutting or adjoining the premises conveyed, but reserving to the grantor for the benefit of its remaining land the right to use said streets and ways for all purposes for which streets and ways are commonly used in the town of Gay Head.

For grantor's title reference may be had to two deeds from Jon D. Scheider, Trustee to the grantor dated December 19, 1983 and respectively recorded with said Deeds in Book 410 at Pages 657 and 663 and to a deed from James F. Reynolds, Commissioner to the grantor dated January 24, 1984 recorded with said Deeds, Book 411, Page 788.

Executed as a sealed instrument this 1st day of February, 1988

MOSHUP TRAIL LIMITED PARTNERSHIP
by

Gary L. Bergstrom
Gary L. Bergstrom
General Partner

The Commonwealth of Massachusetts

Suffolk, ss.

February 4, 1988

Then personally appeared the above named Gary L. Bergstrom, the General Partner of Moshup Trail Limited Partnership and acknowledged the foregoing instrument to be the free act and deed of Moshup Trail Limited Partnership, before me

Donald H. Conroy
Notary Public - Justice of the Peace
Donald H. Conroy

RECEIVED-ENTERED

M

COUNTY of DUKES COUNTY

REGISTRY OF DEEDS

Edgartown, Mass. Feb 2 1988

at 9 o'clock and 52 minutes A M

Received and entered with Dukes County Records

book 493 page 222

Attest Suzely W. King

Register

My commission expires December 5, 1994

MARTHA'S VINEYARD LAND BANK FEE

rev.

PAID: \$ _____

EXEMPT: \$ 1

4219 2/2/88 A

NO. DATE CERTIFICATION