

134954

## QUITCLAIM DEED

WE, LOUIS A. MCCANN and JEANNE M. MCCANN of 145 HARTFORD AVENUE, EAST (formerly 313 Hartford Avenue) MENDON, WORCESTER, COUNTY, MASSACHUSETTS, as husband and wife as tenants by the entirety for consideration paid, and in full consideration of ONE DOLLAR (\$1.00) grant to JEANNE M. MCCANN of MENDON, WORCESTER COUNTY, MASSACHUSETTS with **QUITCLAIM COVENANTS** the following:

\* 145. Hart ford Ave East, Mendon, MA.

The land in Mendon, Worcester County, Massachusetts, together with the buildings thereon, situated on the Southerly side of Hartford Avenue and being all and the same premises conveyed to us by Gertrude I. Turbidy administratrix of the estate of Annie A. McBride by deed dated June 4, 1946 recorded with Worcester District Deeds, Book 3004, Page 416 and bounded described in said Deed as follows:

"A certain parcel of land with the dwelling house situated thereon containing forty square rods more or less and being in the easterly part of said Mendon on the southerly side of the road leading from the South Milford Store to Medway and bounded as follows, to wit, Beginning at a stake on the south side of said road thence S. 1 E. seven rods one link, thence N. 85 E. seven rods one link to John Jennison land the first two lines being on Grantors land, thence on said Jennison land N 25 W. seven rods two links to said road thence on said road N. 89 1/2 W. four rods two and one half links to the point of beginning. Meaning to convey a right to the well, the Grantee his heirs and Assigns to be one half of the expense in keeping the same in repair."

Being the same premises described in a deed of John P. Phillips and Stasia Phillips to Louis A. McCann and Jeanne M. McCann dated February 3, 1970, and recorded with Worcester District Deeds, Book 5010, Page 169.

Witness my hand and seal this 10<sup>th</sup> day of September 1998.

Louis A. McCann  
LOUIS A. MCCANN

Jeanne M. McCann  
JEANNE M. MCCANN

THE COMMONWEALTH OF MASSACHUSETTS

Middlesex, SS.

September 10, 1998

Then personally appeared the above named LOUIS A. MCCANN and acknowledged the foregoing to be his free act and deed before me.

Audra Hannon  
NOTARY PUBLIC

My Commission Expires: 5/25/01

THE COMMONWEALTH OF MASSACHUSETTS

Middlesex, SS.

September 10, 1998

Then personally appeared the above named JEANNE M. MCCANN and acknowledged the foregoing to be her free act and deed before me.

Audra Hannon  
NOTARY PUBLIC

My Commission Expires: 5/25/01

Return grantee

98 SEP 16 PM 12:59

ATTEST: WORC. Anthony J. Vigliotti, Register

Property at: 145 Hartford Ave East, Mendon, MA