

We, James A. Wright and Gertrude L. Wright, wife of said James A. Wright, in her own right, both of Somerville, Middlesex County, Massachusetts,

~~being authorized~~, for consideration paid, grant to James A. Wright and myself, Gertrude L. Wright, husband and wife as tenants by the entirety, both

of Somerville, Middlesex County, Massachusetts with quitclaim covenants

~~the land in~~ a certain tract or parcel of land with the buildings thereon
~~(Description and circumstances if any)~~
 situated in Mendon, Worcester County, Massachusetts on the Southerly side of Nipmuc Lake (so called) bounded and described as follows:

Beginning at a drill hole in a rock on the shore of said Lake, thence running South $29^{\circ} 25'$ East 163 feet to a stake and bounded Easterly by land now or formerly of Alanson Freeman, thence turning and running South $60^{\circ} 25'$ West 100 feet to a stake and bounded Southerly by land now or formerly of Alanson Freeman, thence turning and running North $26^{\circ} 25'$ West 220 feet to the shore of said Lake and bounded Westerly by the roadway granted Fred R. Phipps by Alanson Freeman, thence turning and running along the shore of said Lake to the point of beginning.

The Grantees to have a right to pass and repass over aforementioned roadway and the further right to pass and repass over the roadway as constructed by Fred R. Phipps.

Said premises are also conveyed with the benefit of any other right of way granted Gertrude L. Wright to said lot.

Said premises are also granted together with the benefit of a right of way or easement over the following described premises: The land in the Westerly part of said Mendon bounded and described as follows:

Beginning at an Oak Stump at the Southeast corner of land deeded to Fred R. Phipps, thence North $56^{\circ} 15'$ West 57.5 feet to stake, thence North $50^{\circ} 35'$ West 144 feet to Southeast corner of land now or formerly of George H. Phipps, thence South $60^{\circ} 35'$ West 50 feet to stake, thence North $20^{\circ} 25'$ West 50 feet to stake, thence South $60^{\circ} 35'$ West to drill hole in ledge, thence same course 50 feet to stake. This right of way is to be 20 feet wide and to lay on the Southerly and Westerly side of the above described lines.

Said premises are also conveyed subject to taxes assessed for the year 1960.

For title reference see ^{two} instruments from Fred R. Phipps to Gertrude L. Wright both dated October 10, 1925 and both recorded with Worcester District Registry of Deeds Book 2421 Page 121.

The consideration for this conveyance is such that no Federal Documentary Stamps or State Deed Excise Stamps are hereto attached.