WE, Gertrude E. Broderick and Dartha A. Martin, formerly Dartha A. Broderick, both of Mendon Worcester County, Massachusetts,

## 

In consideration of LESS THAN ONE HUNDRED (\$100.00) Dollars, paid, Grant to Arthur J. Broderick and Gertrude E. Broderick, husband and wife as tenants by the entirety, of 51 Kinsley Lane, Mendon, Worcester County, Massachusetts

## with quitrlaim covenants

A certain tract or parcel of land with the buildings thereon situated in Mendon, Worcester County, Massachusetts, on the westerly shore of Nipmuc Pond, bounded and described as follows:

- BEGINNING at an iron pipe, fifty feet (50') northwesterly of Chestnut stump on a right of way between land now or formerly of one, Mason and now or formerly of one, Phipps;
- THENCE N. 30° 30" W., 67.10 feet to a granite post at land now or formerly of said Phipps and land now or formerly of one, Harry A. Leonard;
- THENCE N. 55° 15" E. 72.50 feet to a drill hole in ledge of said Leonard land;
- THENCE N. 66° 01" E., 57.36 feet to an iron pipe on the shore of said Nipmuc Pond;
- THENCE Coutheasterly along the shore of said Nipmuc Pond thirtyeight feet (38') more or less, to an iron post on said Nipmuc Pond shore;
- THENCE S. 41° 47" W., 59.41 feet to an iron post at land now or formerly of said Mason;
- THENCE S. 51° 00" W., 78.50 feet to the iron pipe at the point of beginning.

Containing 7,422 square feet of land, moreor less.

Said premises as shown on a Plan entitled "Town of Mendon Mass. Land of Chester C. Shattuck and Wesley C. Shattuck Sept. 22, 1966" by John R. Andrews Jr., Surveyor and recorded with said Worcester District Registry of Deeds, Plan Book 304, Pln 52.

Meaning and intending to convey and hereby conveying the same and all the same premises as were conveyed to us by Deed of Gertrude E. Broderick et alii dated March 18, 1976 and recorded in said Deeds, Book 5906, Page 3.

Said premises are conveyed together with and subject to any and all rights of way as may be in force and effect at the time of this conveyance.

Tituess Our	handS and seal S this	nard day of .	Uctober.,	19# 80
		Gertru	de E. Brodericha (1 Martin	k
***************************************	***************************************		A. Martin	······································
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		et ett a saaksaasta		
•	Commonwealth	of Massachusetts		
WORCESTER, 118.	•	•	October 3,	19 <b>%</b> 80
	•			
Then personally	appeared the above-named	•		
	Gertrude E. Broderick	and Dartha A.	Martin	
and acknowledged	the foregoing instrument to be	KNXMX Aldo My con	agt and deed, defore  KKKNKKN MAXX. No B. Consigli, J  nmission expires aber 5, 1986	tary Public
T.N.E.	•	Decen	mer 5- 1900	

Recorded OCT 71980at9hS9mAM.