

I, Gloria J. Curboy,  
of Marlboro

Middlesex County, Massachusetts.

in consideration of Seven Thousand Five Hundred Dollars (\$7,500.00)

grants to JOHN M. CURBOY

25 HASTINGS STREET, MENDON, WORCESTER COUNTY,  
MASSACHUSETTS

with quitclaim covenants

two

~~the land~~ certain parcels of land with the buildings thereon and all the privileges and appurtenances thereto belonging: situated in Mendon, Worcester County, and described as follows:

PARCEL ONE: A certain parcel of land, with the buildings thereon situated in said Mendon, said County and Commonwealth, being all the same premises described in deed of Hannah G. Smith to Alice H. Hartshorn, dated April 2, 1919, recorded with Worcester District Registry of Deeds, Book 2172, Page 26, and bounded and described as follows, to wit:

"a certain tract of land with the buildings thereon, said land is situated in the village of Mendon aforesaid upon the Northerly side of Maple Street, formerly known as the Boston and Hartford Turnpike, and is bounded and described as follows, viz: Beginning at an iron in the ground at the northerly line of said Maple Street, thence N. 21 degrees W. one hundred seventy and 9/10 feet more or less, to a stone bound set in the ground bounding westerly on land of Frank C. Wood; thence N. 65 degrees 45 minutes E. eighty six and 5/10 feet more or less to an iron pin in the ground at the westerly line of Washington Street (so called), bounded northerly by land now or formerly of Daniel H. Barnes; thence southerly with said Washington Street one hundred and seventy nine feet more or less to the northerly line of said Maple Street; thence westerly on said Maple Street to the point of beginning."

Said premises are conveyed subject to a highway relocation of the State Highway by the Commonwealth of Massachusetts, dated December 20, 1949, recorded with said Deeds, Book 3230, Page 238.

PARCEL TWO: A certain parcel of land situated on the northerly side of the Massachusetts State Highway, Route 16, known as Maple Street, in said Mendon, and being more particularly bounded and described as follows:

Beginning at an iron pipe at the southeasterly corner of the mortgaged premises at a point in the northerly location line of said highway and at land of one Scott:

THENCE N. 21° W. by said Scott land 171 feet, more or less; to a stone bound;  
THENCE S. 67° 15' W. by land of one Mann 87.0 feet to a stake;  
THENCE S. 27° 52' E. by land now or formerly of one Greenhalgh 166 feet, more or less, to a stake in the northerly line of said highway;

25 HASTINGS STREET, MENDON

THENCE easterly by the northerly line of said highway, being a curve to the right having a radius of 1625 feet a distance of 70 feet to the point of beginning.

Said premises are shown on plan entitled Land in Mendon, Mass. Deeded to Lester P. & Madeleine W. Mann by Clement & Ruth M. Greenhalgh Sept. 20, 1958, by P. MacNevin, said plan filed with said Deeds, Plan Book 234, Plan 68.

Being the same premises conveyed to us by Deed of William C. Scott et ux., dated AUGUST 30 1977 and recorded in Worcester Registry of Deeds, Book 6272, Pages 347 and 348.

Said premises are conveyed subject to the present first mortgage with the Milford Savings Bank, Milford, Massachusetts, which the grantee agrees to pay.

Executed as a sealed instrument this third day of September 1981

Gloria J. Curboy  
 Gloria J. Curboy

**The Commonwealth of Massachusetts**

Worcester ss. September 3, 1981

Then personally appeared the above named Gloria J. Curboy

and acknowledged the foregoing instrument to be her free act and deed,

Before me, Michael J. Noferi  
 Michael J. Noferi, Notary Public  
 My commission expires July 22 1988

*[Handwritten signatures and notary seal]*

Recorded SEP 25 1981 at 10h40m AM