

We, James A. Johnson, Jr., and Dorothy F. Johnson, husband and wife, as tenants by the entirety

of Winchester, Middlesex County, Massachusetts,

being ~~un~~married, for consideration paid, and in full consideration of \$22,500.00

grants to Francis X. Small *

of 22 Parker Hill Avenue, Milford, Massachusetts with warranty covenants

~~thereafter~~

(Description and encumbrances, if any)

A certain tract or parcel of land situated in Mendon in said County of Worcester on the westerly shore of Nipmuck Pond and bounded and described as follows:

BEGINNING at an iron pin on the shore of said lake at land now or formerly of Frank H. French;

THENCE S. 38° 30' W. by land now or formerly of said French one hundred and forty feet more or less to a stump of a chestnut tree;

THENCE N. 29° 45' W. fifty feet more or less to an iron pin at other land of said grantor;

THENCE northerly by other land of said grantor seventy-nine feet and six inches more or less to an iron pin and thence northerly fifty-three feet to the center of a tree at the shore of said pond;

THENCE southerly by the shore of said pond twenty-six feet and four inches to the point of beginning.

There is also granted a right of way to be used in conjunction with the grantor and his assigns as described in the deed of Nellie P. Jewett to me above referred to, also subject to the condition as to fencing as contained in deed of Luther E. Traft to Frank H. French recorded in Worcester District Deeds, Volume 1760, Page 355.

Subject to a right of way reserved by Fred E. Mason and Emma J. Mason along the westerly side of said conveyed premises to be used in conjunction with the remaining land of the said Fred E. Mason and Emma J. Mason so far as the same may pass over premises herein conveyed.

Being the same premises conveyed to us by Deed of Frederick E. Mason and Emma J. Mason dated June 8, 1959 and recorded with the Worcester District Deeds in Book 4030, Page 377.

PROPERTY ADDRESS: Kensley Lane, Mendon, Massachusetts