

Worcester South District Registry of Deeds Electronically Recorded Document

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Recording Information

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MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 06/30/2021 03:36 PM
Ctrl# 225289 20398 Doc# 00092083
Fee: \$1,623.36 Cons: \$356,000.00

Worcester South District Registry of Deeds
Kathryn A. Toomey, Register
90 Front St
Worcester, MA 01608
(508) 798-7717

QUITCLAIM DEED

We, Thane T. Youngsma and Linnea A. Youngsma, Trustees of the Youngsma Family Living Trust u/d/t dated April 2, 2013, of Wesley, Maine. Trustee Certificate recorded herewith;

For full consideration paid of THREE HUNDRED FIFTY-SIX THOUSAND AND 00/100 DOLLARS (\$356,000.00)

Grant to Haesal J. Charlesworth
now of 4 Hastings Street, Mendon, Worcester County, Massachusetts

With Quitclaim Covenants

A certain tract or parcel of land, with the buildings thereon, situated in the Centre Village of Mendon, Worcester County, Massachusetts, upon the southeasterly side of Hastings Street and bounded and described as follows:

Beginning at the northeasterly corner of the premises, at a point in the easterly line of said Hastings Street, at land now of the Town of Mendon;

Thence running by and with said Hastings Street southwesterly, 3 rods and 18 links to corner at land of one Miller, formerly of Rufus Briggs;

Thence turning and running southeasterly, as the fence bank wall and fence now stand, 7 rods 24 1/2 links to a corner, t land now or formerly of one Bosma, formerly belonging to the Estate of Charles H. Childs, and bounding southwesterly by said Miller land;

Thence northeasterly by said Bosma land, as the fence and the west side of the barn now stand, to a corner of land of the Town of Mendon, mentioned above;

Thence by said land of the Town of Mendon, as the fence and line of stone posts now stand, to the first mentioned bound.

Property Address: 4 Hastings Street, Mendon, MA

There is excepted from the above-described premises so much thereof as has been taken by the Commonwealth of Massachusetts for State Highway purposes by instrument of taking recorded with the Worcester District Registry of Deeds in Book 3230, Page 238 and conveyed by Harry L. Wilbur to the Commonwealth of Massachusetts by Deed dated April 28, 1950, recorded with said Deeds in Book 3255, Page 94.

The Grantors hereby release any and all rights of homestead and state under the pains and penalties of perjury that no other person is entitled to any benefits of an existing estate of homestead.

Being the same property conveyed to the Grantors by deed recorded in the Worcester District Registry of Deeds in Book 50698, Page 373.

Witness our hands and seal this 11th day of June, 2021.

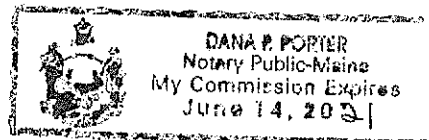
Thane T. Youngsma
Thane T. Youngsma, Trustee

Linnea A. Youngsma
Linnea A. Youngsma, Trustee

COUNTY: Washington STATE OF MAINE

On this 11th day of June, 2021 before me, the undersigned notary public, personally appeared Thane T. Youngsma and Linnea A. Youngsma, Trustees of the Youngsma Family Living Trust, provided to me through satisfactory evidence of identification which were Driver's Licenses to be the persons whose names are signed on the preceding or attached document, and acknowledged to me that they signed it voluntarily for its stated purposes as their free act and deed as Trustees of the Youngsma Family Living Trust.

Dana P. Porter
Notary Public
My commission expires:



ATTEST: WORC Kathryn A. Toomey, Register