

Plymouth ss.

August 28, 1958

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Then personally appeared the above named Shirley A. Peterson, Trust Officer and Clyde F. Poole, Assistant Treasurer of the Rockland Trust Company and acknowledged the foregoing instrument to be the free act and deed of Rockland Trust Company, Executor as aforementioned,

before me,

Francis S. Wright Notary Public, Worcester, Massachusetts. My commission expires 1959. Includes a circular notary seal for Francis S. Wright, Notary Public, Worcester, Massachusetts, commission expires 1959.

Recorded Sept. 12, 1958 at 4h. 9m. P. M.

END OF INSTRUMENT

We, Joseph N. Fagnant and Lillian Fagnant, ^{holding as} husband and wife, both of the Town of Mendon, County of Worcester in the Commonwealth of Massachusetts, as joint tenants and not tenants in common.

of Mendon, Worcester County, Massachusetts, being ~~un~~married, for consideration paid, grant to P. Eugene Casey

of Milford, Massachusetts with warranty covenants

A certain lot or parcel of land, with all buildings and other improvements thereon, situated on the northerly side of the Old Uxbridge Road, on the easterly side of ~~the~~ ^{Deeds Book 3414 Page 315} Thornton Street and on the southerly side of the New Uxbridge Road, in the Town of Mendon, in the Commonwealth of Massachusetts, bounded and described as follows, viz:-

Beginning at the corner formed by the intersection of the easterly line of Thornton Street with the southerly line of the New Uxbridge Road, said point being the northwesterly corner of the lot hereby described;-thence easterly, on a curved line having a radius of one thousand five hundred sixty (1560.00) feet, three hundred four and fifty five one hundredths (304.55) feet to a point of tangent;- thence S.84°-01'E., one hundred eight and fifty four one hundredths (108.54) feet to land now or formerly of the Nimuc Park Amusement Corporation, the last two (2) lines bounding on the aforesaid Uxbridge Road:- thence S.58°-24'W., one hundred nine (109.00) feet;-thence N.88°-19'W., thirty four and seventy one hundredths (34.71) feet;-thence S.85°-45'W., sixty and one tenth (60.10) feet to a stone bound;- Thence S.43°-25'E., passing through a stone bound to the Old Uxbridge Road two hundred twelve and seventy eight one hundredths (212.78); the last four (4) lines bounding on the aforesaid land of the Nimuc Park Amusement Corporation;- thence S.48°-00'W., one hundred thirty one and ninety three one hundredths (131.93) feet to a Massachusetts Highway Bound;-thence northwesterly, on a curved line having a radius of ninety four and sixty five one hundredths (94.65) feet, one hundred twelve and sixty five one hundredths (112.65) feet to a Massachusetts Highway Bound;-thence N.63°-56'W., one hundred twenty five and seventy nine one hundredths (125.79) feet to the aforesaid Thornton Street, the last three (3) lines bounding on said Old Uxbridge Road:- thence N.21°-42'W., sixty six and seventy eight one hundredths (66.78) feet; thence N.12°-10'W., sixty four and eighty six one hundredths (64.86) feet;-thence N.20°-29'W., eighty eight and twenty six one hundredths (88.26) feet;-thence N.11°-41'W., sixty three and forty nine one hundredths (63.49) feet to the point of beginning, the last four (4) lines bounding on the aforesaid Thornton Street.

Containing 95,522 sq. ft. more or less.

Being a part of the premises conveyed to Lodie Brien in a deed from H. Emile and Rita Rattie dated April 30, 1952 and recorded in the Worcester District Registry of Deeds in Book 3414 at page 315.

Being all and the same premises as was conveyed to me by Lodie Brian dated 22 day of September 1953 and recorded at Worcester Registry of Deeds Book 3534 Page 589

Meaning and intending and hereby conveying all in the same premises as was conveyed to me by deed from Lodie Brien dated 22 day of September 1953 and recorded at Worcester Registry of Deeds Book 3534 Page 589 We, Joseph N. Fagnant and Lillian Fagnant ^{husband and wife of said grantor,}

Said premises are conveyed ~~subject to~~ ^{tenancy by the curtesy and} to Milford Savings Bank Mortgage release to said grantee all rights of ~~and~~ ^{dower and homestead} and other interests therein.