

6201

QUITCLAIM DEED

I, E. LOUIS SABATINELLI, JR.

of 69 Milford Street, Mendon, Worcester County, Massachusetts

for consideration paid, and in full consideration of less than One Hundred and 00/100 (\$100.00) Dollars

grant to ERCOLE L. SABATINELLI

of 2171 Regent Boulevard, West Palm Beach, Florida

WITH QUITCLAIM COVENANTS

A certain tract of land, with the buildings thereon, in said Mendon, situated on the southerly side of the Milford Road, State highway, leading from Mendon to Hopedale, being lots numbered 74, 75 on plan entitled, "Hopedale Heights, Mendon, Mass., belonging to Bodwell Land Co., Providence, R.I., by J.A. Lathan, November 1909." Said plan being recorded in Plan Book 18, Plan 1.

Said lots being more particularly bounded and described as follows:

Beginning on the southerly side of said road at the northeasterly corner of said premises at the intersection of the westerly line of Harrington Street, with the southerly line of said Milford road; thence S. 30° 45' E., 120.45 feet to other land of said Ercole Sabatinelli; thence turning an interior angle of 90° and running westerly with said other land of Ercole Sabatinelli 90 feet; thence turning an interior angle 90° and running northerly with other land of Ercole Sabatinelli 80 feet to said road; thence northeasterly with said road 98.71 feet to the point of beginning."

Also, a certain parcel of land, including all buildings thereon, on the easterly side of the road leading from said Mendon to Milford in said Mendon, bounded and described as follows, to wit:

Beginning at the northwesterly corner of the granted premises on the easterly side of said road at an oak tree at land of the Bodwell Land Company; thence S. 30° 45' E. by said last mentioned land 528.21 feet; thence S. 52.5° W. by land of said Bodwell Land Company 225.45 feet to a stake in the wall at land formerly of one Rogers; thence westerly by said Rogers land as the wall now stands to the easterly side of said road; thence northerly by the easterly side of said road to the point of beginning.

Return to: Robert E. Longden, Jr., Esquire
Bowditch & Dewey
311 Main Street
Worcester, MA 01068

Property Address: Milford Street, Mendon, MA

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Also a certain tract or parcel of land, including all buildings and improvements thereon, located in the Town of Mendon, Worcester County, in the Commonwealth of Massachusetts, located and described as lots numbered seventy-one (71), seventy-two (72) and seventy-three (73) on a plat of land entitled, "Hopedale Heights, Mendon, Mass., belonging to Bodwell Land Company, Providence, R.I. by J.A. Lantham, November 1909," which said plat is filed with Worcester District Registry of Deeds, Plan Book, 18, Plan 1 reference to which is hereby had for a further description.

BEING the same premises conveyed to E. Louis Sabatinelli, Jr. by a deed of Ercole L. Sabatinelli dated December 13, 1994 and recorded with the Worcester District Registry of Deeds in Book 16786, Page 184.

WITNESS my hand and seal this 22 day of November, 1996.

E. Louis Sabatinelli, Jr.
E. Louis Sabatinelli, Jr.

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss

November 22, 1996

Then personally appeared the above-named E. Louis Sabatinelli, Jr. and acknowledged the foregoing instrument to be his free act and deed, before me,

Helen T. Welch
Notary Public Helen T. Welch
My commission expires: 2/9/2001

(Seal)