



2014 00005706

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Property Address: 60 Uxbridge Road, Mendon, MA 01756

MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 01/22/2014 01:55 PM
Ctrl# 128197 18438 Doc# 00005706
Fee: \$592.80 Cons: \$130,000.00

Adams & Assoc. Legal Svcs.
Title Division
14-106
(508)791-3800

QUITCLAIM DEED

I, HARVEY J. TRASK, an unmarried person, of the Town of Upton, Worcester County, Massachusetts

In consideration paid of ONE HUNDRED THIRTY THOUSAND AND 00/100 (\$130,000.00) DOLLARS,

Grant to MARK L. BENOIT and PATRICIA^{F.} BENOIT, husband and wife, as tenants by the entirety, with a usual mailing address of *46 Brandy Lane, Uxbridge*

WITH QUITCLAIM COVENANTS:

The land in the Town of Mendon with the buildings thereon situated on the northerly shore of Lake Nipmuck and on the southerly side of Uxbridge Road, bounded and described as follows:

BEGINNING: at a stake in the southerly line of the road leading from Mendon to Uxbridge at land now or formerly of Myra Quimby, this stake is about 200 feet westerly from a stone post set in the southerly line of said Road at land now or formerly of Henry W. Gaskell; thence

- SOUTHERLY by said Quimby land to the Shore of Lake Nipmuck; thence
- WESTERLY on the shore of said Lake to land now or formerly of Jacob Emig; thence
- NORTHERLY by said Emig land to a stake in the southerly line of said Mendon and Uxbridge Road; thence
- EASTERLY on said Road, 60 feet, more or less, to the place of beginning.

Excepting from the above-described premises the land taken by the Commonwealth of Massachusetts for State Highway purposes.

For Grantor's title see deed from Esther G. Booth to Harvey J. Trask dated July 20, 1970 and recorded in Worcester District Registry of Deeds in Book 5048 Page 451.

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I, Harvey J. Trask of, Upton, Worcester County, Massachusetts, do under oath depose and say that I have no spouse entitled to claim the benefit of the existing estate of homestead in and to the property located at 60 Uxbridge Road, Mendon , Worcester County, Massachusetts and these premises are not my primary residence.

Subject to real estate taxes assessed but not yet due and payable.

Witness my hand and seal this 21st day of January, 2014.

Harvey J. Trask
HARVEY J. TRASK

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

On this 21st day of January, 2014, before me, the undersigned notary public, personally appeared HARVEY J. TRASK, proved to me through satisfactory evidence of identification, which was photographic identification with signature issued by a federal or state governmental agency, oath or affirmation of a credible witness, personal knowledge of the undersigned, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

Marilyn M. Buzzerio

Notary Public

Seal of Notary

My Commission Expires: _____

