

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: 09/18/2020 09:47 AM
 Ctrl# 214006 12600 Doc# 00107943
 Fee: \$501.60 Cons: \$110,000.00

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

Quitclaim Deed

I, Thomas Canesi, being unmarried of 24 Taft Avenue, Mendon, Worcester County, Massachusetts

in consideration of ONE HUNDRED TEN THOUSAND and 00/100 (\$110,000.00) DOLLARS

GRANT TO the Thomas J. Wickstrom as he is trustee of 24 Taft Avenue Realty Trust-2020, UDT dated September 17, 2020, with an address of 60 Church Street, Whitinsville, Massachusetts 01588

With ***QUITCLAIM COVENANTS***

A certain parcel of land, together with the buildings thereon, situated in the westerly part of Mendon, Worcester County, Massachusetts, on Taft Avenue, being those premises described in deed of Robert Metthe, et ux. to George C. Robinson, et ux., dated September 21, 1957, recorded with Worcester District Deeds, Book 3894, Page 249.

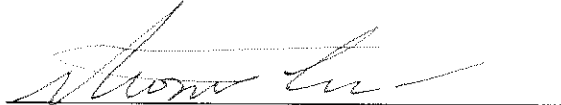
Said premises are shown as Lot 30 on plan entitled "Plan of Lakeside Park, Mendon, Mass., owned by Luther E. Taft's Heirs, June 1917", filed with Worcester District Deeds, Plan Book 31, Plan 50.

For Grantor's Title, see deed dated September 15, 1998 and recorded in the Worcester County Registry of Deeds at Book 20493, Page 57.

I, Thomas Canesi, named herein, do hereby voluntarily release all of my rights of homestead, if any, as set forth in M.G.L Chapter 188 and state under the pains and penalties of perjury that I there is no other person or persons entitled to any homestead rights other than me.

Property Address: 24 Taft Avenue, Mendon, MA 01756

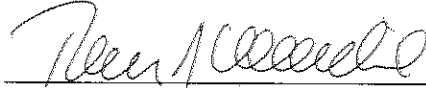
Executed as a sealed instrument this 17th day of September, 2020.

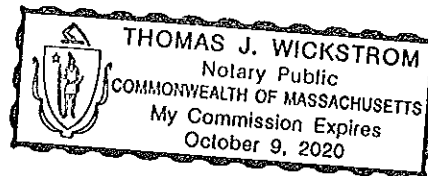

Thomas Canesi

Commonwealth of Massachusetts

Worcester, ss.

On this 17th day of September, 2020, before me, the undersigned notary public, personally appeared Thomas Canesi, the above-named and proved to me through satisfactory evidence of identification being a drivers license, to be the person whose name is signed on this document, and acknowledged to me that he/she signed it voluntarily for its stated purpose and that the foregoing instrument is his/her free act and deed.


Notary Public: _____
My Commission Expires:



ATTEST: WORC Kathryn A. Toomey, Register