

BOOK 5705 PAGE 46

We, Linwood W. Hall and Marie E. Hall, husband and wife, both of

~~xxx~~ Mendon, Worcester County, Massachusetts~~quitclaim deed~~, for consideration paid, and in full consideration of ONE DOLLAR (\$1.00)

grants to Marie E. Hall

of North Ave., Mendon, Worcester County, with quitclaim covenants
Massachusetts

the land in Mendon, Worcester County, Massachusetts, with the buildings thereon, being all the same premises conveyed to William M. Kimball, et ux, by deed of Edward T. Powers and Elizabeth B. Powers, dated September 2, 1955, recorded with Worcester District Registry of Deeds, Book 3710, Page 433, and bounded and described in said deed as follows:-

(Description and encumbrances, if any)

"A certain tract or parcel of land with the buildings thereon situated on the easterly side of North Avenue in said Mendon and being more particularly bounded and described as follows, to wit:-

Beginning at a pipe in the ground at the southwesterly corner of the granted premises at said Avenue and at land of one Grant, thence N. 18° 30' W. by said North Avenue 76.00 feet to an iron pipe in the ground; thence N. 77° 46' E. by other land of the grantors 184.91 feet to a pipe in the ground; thence S. 20° 48' E. by land of one Taft and a wire fence 67.00 feet to an iron pipe in the ground; and thence S. 74, 53' W. by said Grant land 186.88 feet to the pipe at the point of beginning.

Together with a right of way 10 feet in width parallel to, adjoining and northerly of the northerly boundary of the above described premises extending from said North Avenue easterly to the westerly face of the garage or shed through which said northerly boundary line passes.

The grantors reserve the right to enter upon the granted premises for the purpose and to sever and remove therefrom that portion of said shed northerly of the most southerly interior partition wall thereof; in the happening of such event, the grantors agree that they, at their own expense, shall finish as an exterior wall the side of the interior partition thus exposed, said wall to be then substantially of the same quality and method of construction as the other exterior surfaces of the shed as then existing.

Said premises are conveyed subject to agreements of record and particularly subject to the agreement by and between the grantors and Clarence E. Grant, et ux, dated December 4, 1954, recorded with Worcester District Deeds, Book 3644, Page 585.

Reference may be had to plan entitled Plan of Land Deeded by Edward T. & Elizabeth B. Powers to William M. & Pearl E. Kimball, Mendon, Mass., dated August 25, 1955 by G. L. Dalrymple, to be filed herewith."

Said Plan above referred to is filed with said Deeds, Plan Book 209, Plan 12.

Said granted premises being all the same premises conveyed by William M. Kimball et ux to Linwood W. Hall and Marie E. Hall by deed dated August 5, 1971, and recorded in Worcester District Registry of Deeds, Book 5141, Page 362.

