

We, CARL R. SWANSON and MARGARET E. SWANSON, husband and wife, both of Hopedale, Worcester County, Massachusetts

~~HEREBY~~ for consideration paid, grant to CARL R. STANAS

of said Hopedale

with warranty covenants

~~the~~

(Description and encumbrances, if any)

Certain premises located on North Avenue in the Town of Mendon in said County of Worcester, described as follows:

Beginning on the westerly side of said Avenue at land now or formerly of one Bennett as the wall now stands, thence northerly by the westerly side of said Avenue, one hundred (100) feet to a bound at land now or formerly of Gladys B. Holmes; thence turning an interior angle of 90° and running westerly by said Holmes land, one hundred seventy-six (176) feet to a wall at said Holmes land; thence southerly by said last mentioned land as the wall now stands, one hundred seventy-four (174) feet to said Bennett land; thence northeasterly by said Bennett land as the wall now stands to the westerly side of said North Avenue, the point of beginning.

The granted premises are conveyed subject to the restriction that no building shall be erected within forty-five (45) feet of said Avenue; and are also conveyed subject to the restriction that no house shall be erected thereon costing less than Two Thousand Dollars, in so far as the same may now be in force and applicable.

Being the same premises conveyed to us by Grace M. Blood, formerly Grace M. Ward, and Alice L. Ward, dated September 12, 1944, recorded with Worcester District Deeds Book 2926, page 574.

Said premises are also conveyed subject to the taxes assessed as of January 1, 1947.

