Roland F. Martin, being unmarried,

of Mendon, Worcester County, Massachusetts

~~being unmarried~~, for consideration paid, grant to Arthur J. Paquette and Doris A. Paquette, husband and wife tenants by the entirety of Woonsocket, Rhode Island.

quitclaim

with ~~warranty~~ covenants

the land in said Mendon, in said County of Worcester, with the buildings theron, being all the same premises described in deed of Alfred J.
(Description and encumbrances, if any)
Lague et ux to Jean Paul Paquin et ux, dated July 3,1950, and recorded in Worcester District Registry of Deeds, Book 3265, page 592, and bounded and described in said deed as follows:

"Those first and second tract or parcels of land described in the deed of Francis A. Waldin to Susan Taft, dated August 10,1908, and recorded with Worcester District Deeds, Book 1884, page 551.

The first parcel contains fifty acres more or less with buildings thereon and is situated on the southerly side of the road leading from Albeeville to Uxbridge, bounded northerly by said road; east by the road leading from Albeeville to the Chestnut Hill Meeting house, David M. Richardson land and the schoolhouse lot; south by Austin Wood land; and west by land which belonged to Nathan G. Daniels, deceased.

The second parcel or tract of land lies opposite the house on the first tract on the northerly side of said Uxbridge road; contains ten acres, more or less, bounded north by Blanchard land and land now or formerly owned by Alanson Taft; east by Blanchard land; south by said Uxbridge Road; and west by land now or formerly of Luther L. Taft."

Said granted premises being all the same premises conveyed by Jean Paul Paquin et ux to Roland F. Martin by deed dated June 18,1951, in the Worcester Registry of Deeds, Book 3344, Page 314.

Said premises are conveyed subject to the taxes for the year 1953 which the grantees thereby assume and agree to pay as part consideration for this deed.

Said premises are conveyed subject to highway takings by the town of Mendon by instruments dated August 30,1935 and August 24, 1937 recorded Book 2649, Page 152 and Book 2703, Page 168, in said Registry of Deeds.

~~wife~~ husband of said grantor,

~~release to said grantee all rights of~~ tenancy by the curtesy ~~dower and homestead and other interests therein,~~

Witness my hand and seal this third day of April 19 53

Roland F. Martin

Commonwealth of Massachusetts

Worcester ss. April 3, 19 53

Then personally appeared the above-named Roland F. Martin and acknowledged the foregoing instrument to be his free act and deed, before me

William A. Murray Jr.

WILLIAM A. MURRAY, JR. Notary Public ~~Justice of the Peace~~

My commission expires April 14, 19 55