

I, Gertrude G. Larkin,

of Milford,

Worcester,

County, Massachusetts

being ~~married~~, for consideration paid, grant to Robert L. Ripley and Carol E. Ripley, husband and wife, as tenants by the entirety, both

of Medway, Norfolk County,

with quitclaim covenants

~~the same~~ all the same premises conveyed by Robert E. Glockner et ux to Gertrude G. Larkin by deed dated May 20, 1966, and recorded with Worcester District Registry of Deeds, Book 4666, Page 461, and bounded and described in said deed as follows:

"the land in Mendon, in said County of Worcester, with the buildings thereon, near the road leading from said Mendon to Uxbridge, on the shore of Nipmuck Pond, so-called, bounded and described as follows:

Beginning at the northwesterly corner of the granted premises on the shore of said Pond, and at land, now or formerly, of Henry W. Gaskill;

thence running North 69° 35' East about 103 feet with said Gaskill land and part of the way with an old wall to a corner of old walls at land, now or formerly, of Adolphus W. Baker;

thence South 17° 35' East about 50 feet with said Baker land to a stake at land, now or formerly, of Alfred W. White;

thence South 69° 35' West about 90 feet with said White land to the shore of the Pond;

thence northwesterly with the shore of the Pond to the point of beginning, together with and subject to all legal rights of way to and from the premises along or near the shore of said pond.

Said rights of way is now called Taft Avenue.

Being the same premises conveyed to grantors by deed of Ben Porter, Executor of the will of Jennie Porter, dated October 1, 1963, recorded with Worcester District Deeds, Book 4409, Page 291. "

The above premises are hereby conveyed subject to taxes for the current year.

Being subject to a first mortgage to the Uxbridge Co-operative Bank, the balance of which is \$3,483.04, which the buyers assume and agree to pay as part consideration for this deed.

I, Francis E. Larkin,

husband of said grantor,
~~wife~~

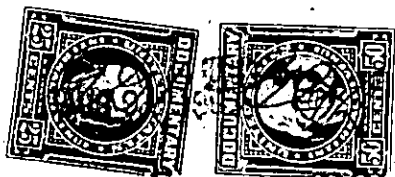
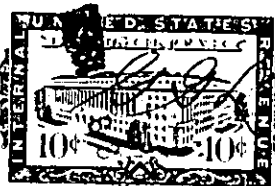
release to said grantee all rights of ~~the premises~~ dower and homestead and other interests therein.

Witness my hand and seal this 22nd day of July 1966

Francis E. Larkin
Gertrude G. Larkin

4690

1 3 2



The Commonwealth of Massachusetts

Worcester SS. July 22nd 1966.

Then personally appeared the above named Gertrude G. Larkin

and acknowledged the foregoing instrument to be her free act and deed, before me

Pacific M. De Capua
PACIFICO M. DE CAPUA Notary Public —

My commission expires September 29, 1967

Recorded Aug. 9, 1966 at 3h. 33m. P. M.

■ END OF INSTRUMENT ■

REAL ESTATE MORTGAGE INDIVIDUAL LONG FORM 892

We, Robert L. Ripley and Carol E. Ripley, husband and wife, both
of Medway, Norfolk County, Massachusetts
being ~~xxx~~ married, for consideration paid, grant to Gertrude G. Larkin

of Milford

with mortgage covenants to secure the payment of
TWO THOUSAND EIGHT HUNDRED and 00/100 (\$2,800.00) ----- Dollars

in thirteen (13) years with six (6%) ----- per cent interest, per annum
payable monthly

as provided in our note of even date,

~~xxxxxxx~~ all the same premises conveyed by Robert E. Glockner et ux
~~xxxxxxx~~
to Gertrude G. Larkin by deed dated May 20, 1966, and recorded with
Worcester District Registry of Deeds, Book 4666, Page 461, and bounded
and described in said deed as follows:

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thereon, near the road leading from said Mendon to Uxbridge, on the
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on the shore of said Pond, and at land, now or formerly, of Henry W.
Gaskill;

See Discharge
R. 56038-48