

Atty Michael Norris
PO Box 41
Marlborough, MA 01752
41402

[Handwritten signature]

We, Paul J. Brennan and Lisa A. Brennan
of Northbridge,

Worcester County, Massachusetts

in consideration of One Hundred Twenty-Seven Thousand and 00/100 (\$127,000.00)--Dollars

grant to Kimberly A. Nichols and Michael R. Lozeau, Trustees of the Stephen P. Nichols Trust under declaration of trust September 30, 1985 and recorded in Middlesex South Registry of Deeds Book 16651, Page 246.

of 62 Northbridge Road, Mendon, Massachusetts 01756 with quitclaim covenants

~~XXXXXXXXXX~~

The land and buildings in Mendon located on the Southwesterly side of Northbridge Road at 62 Northbridge Road more particularly described as follos:
BEGINNING at a cement pier on Northbridge Road thence S 67-07-30 E 159.54' along said road to a Worcester County Highway Bound;
THENCE continuing along said Northbridge Road in a slight curve 40.46' to another cement pier;
THENCE S 43-28-10 W 43.54' along land of Grantor to a drill hole in a ledge;
THENCE S 17-25-30 W 110.76' along land of Grantor to a drill hole in the corner of a stone wall;
THENCE S 13-35-15 E 117.08' along land of Grantor to a drill hole in boulder in said stone wall;
THENCE S 12-30-45 E 202.42' along land of Grantor to a stake at a large pine tree;
THENCE N 81-59-15 W 110.00' along land of Grantor to a cement pier;
THENCE N 26-48 W. 123.60' along land of Grantor to a spike in a pine stump;
THENCE N 4-3-28 W 400.58' to the point of beginning.

Being the same land consisting of approximately 62,100 SF± shown on plan entitled "Land in Mendon, Mass., Northbridge Road, Owner: Sidney Vandersluis (Estate) lot #1, date April 21, 1988, by Swanson Surveys, Upton, Mass., filed in Worcester Registry of Deeds, Book 605, Plan 45 to which reference is hereby made for a more particular description.

For our title see deed of Ruth Evelyn Vandersluis recorded at Book 11815 Page 1.

DEEDS REG 20
WORCESTER

05/19/95

TAX 579.12
CASH 579.12

2803A140 13:09
EXCISE TAX

Executed as a sealed instrument this

15th

day of

May

19 95

Paul J. Brennan
Paul J. Brennan

Lisa A. Brennan
Lisa A. Brennan

The Commonwealth of Massachusetts

Worcester

ss.

May 18

1995

Then personally appeared the above named Paul J. Brennan and Lisa A. Brennan

and acknowledged the foregoing instrument to be their free act and deed,

Before me,

Gerald E. Shugrue
Gerald E. Shugrue

Notary Public

My commission expires January 29, 19 99

Property Location: 62 Northbridge Road, Mendon, Massachusetts 01756

95 MAY 19 PM 1:17
ATTEST: WORC. Anthony J. Vignioti, Register