

# Worcester South District Registry of Deeds Electronically Recorded Document

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## Recording Information

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 MASSACHUSETTS EXCISE TAX  
 Worcester District ROD #20 001  
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Worcester South District Registry of Deeds  
 Kathryn A. Toomey, Register  
 90 Front St  
 Worcester, MA 01608  
 (508) 798-7717

QUITCLAIM DEED

I, Alan D. Wood, of Mendon, Worcester County, Massachusetts

For consideration paid and in full consideration of less than ONE HUNDRED DOLLARS (\$100.00)

Grant to Alan D. Wood of 11 Providence Street, Mendon, Massachusetts and Gale A. Hall of 840 Dover Road, Dexter, Maine as joint tenants with right of survivorship

With QUITCLAIM COVENANTS

Property Address: 11 Providence Road, Mendon

The land in said Mendon situated near to and westerly of the Providence Road, so-called, more particularly bounded and described as follows, to wit:-

TRACT 1: A certain parcel of land, with the buildings thereon, bounded northerly by a stone wall at land formerly of Walter A. Gaskill and land of William McGaughey, now of Roy E. Barrows; westerly by a stone wall at land of said Roy E. Barrows; southerly by a stone wall at land of said Roy E. Barrows; and easterly 33 rods by stone wall at land formerly of Bertha Coleman and now of Albert Sumner Coleman.

The aforementioned parcel is a portion of that tract described indeed from Joseph H. Doyle to Albert Sumner Coleman and Emily L. Coleman, dated December 20, 1924, and recorded with Worcester District Deeds, Book 2356, Page 489, with the exception of the land included in the lane, so-called, and described in the aforementioned Deed which is retained by Albert Sumner Coleman and Emily L. Coleman hereinafter mentioned, their heirs and assigns.

The aforementioned parcel is subject to the right of said Albert Sumner Coleman and Emily L. Coleman, their heirs and assigns, to draw water from an existing well as set forth in Deed dated March 5, 1960 to these grantors.

TRACT 2: A certain tract of land lying easterly of the aforementioned parcel and on the westerly side of said Providence Road, bounded and described as follows:

Beginning at an iron pipe at the northeasterly corner of the granted premises at land of one Roy E. Barrows; thence westerly 115 feet, more or less, to the northeasterly corner of Tract #1; thence southwesterly 133 feet by the aforementioned Tract #1 to an iron pin; thence easterly 130 feet, more or less, to an iron pin at said Providence Road; thence northerly by said Providence Road 133 feet, more or less, to the point of beginning.

Meaning and intending to hereby convey the same and all the same premises as were conveyed by deed of Herbert S. Wood, II dated November 12, 2002 and recorded with Worcester District Registry of Deeds in Book 28096, Page 297.

WITNESS my hand and seal this 9<sup>th</sup> day of September 2021.

Alan D. Wood  
Alan D. Wood

THE COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

September 9, 2021

On this 9<sup>th</sup> day of September 2021, before me, the undersigned notary public, personally appeared **Alan D. Wood**, proved to me through satisfactory evidence of identification, which was a photographic identification, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose.

Francis X. Small  
Notary Public: Francis X. Small  
My Commission Expires: May 22, 2026