

Know all men by these presents

that whereas I, Francis G. Zinkevich a Deputy Sheriff
for the County of Worcester in the Commonwealth of Massachusetts,
having on the Second day of October
in the year one thousand nine hundred and ninety by virtue of a writ of execution,
which was issued on a judgment recovered at the District Court
holden at Milford within and for the County of Worcester on the
Twenty-sixth day of October in the year one thousand nine hundred and ninety
by Maynard Realty Corporation
against Joseph Testa a/k/a Joseph N. Testa
seized and taken all the right, title, and interest which the said Joseph Testa a/k/a Joseph N. Testa
had on the
day of _____ in the year one thousand nine hundred and _____
being the time when the same was attached on mesne process, in and to the lands hereinafter described, and
having given the notices of the time and place of sale, and caused to be published the advertisements thereof
which are required by law, did on the Second day of October
in the year one thousand nine hundred and ninety make sale of the aforesaid right, title
and interest, at public auction, to Maynard Realty Corporation, 105 East Main Street, Milford, MA
for the sum of Seventeen Thousand Three Hundred Fourty Six and Seventy Five Cents dollars,
which amount was bid by the said Maynard Realty Corporation and was the highest bid
made therefor at said auction.

NOV 13 1990 RECORDED 9 AM

Now, therefore, in consideration of said sum of Seventy Thousand Three Hundred Fourty
Six Dollars and Seventy Five Cents dollars
to me paid by the said Maynard Realty Corporation, 105 E. Main Street, Milford, MA 01757
the receipt of which sum I hereby acknowledge, I do hereby grant, bargain, sell and convey to the
said Maynard Realty Corporation, 105 E. Main Street, Milford, MA 01757
all the right, title, and interest which the said Joseph Testa a/k/a Joseph N. Testa
had at the time when the same was attached as aforesaid, in and to the following described parcel of
land, namely: _____

SEE REVERSE SIDE FOR DESCRIPTION

DEEDS REG 20
WORCESTER

11/09/90

TAX 79.80
CASH 79.80

EXCISE TAX

the land in Mendon, on the westerly side of Providence Street, consisting of two (2) adjoining parcels, bounded and described as follows; being all the same premises conveyed to Berardi Loan Company, Inc. by Gordon R. Blamire, et ux., by deed dated February 18, 1961, recorded with Worcester District Registry of Deeds, Book 4175, Page 522, and bounded and described therein as follows:-

PARCEL No. 1. A certain parcel of land, with the buildings thereon and all the privileges and appurtenances thereto belonging; situated on the westerly side of Providence Street, bounded and described as follows:

Beginning at the southeasterly corner of the granted premises on the westerly side of Providence Street at land now or formerly of one Morrison; thence S. 85° W. with said Morrison land 29.2 rods; thence S. 22° 25' E. 20.3 rods; thence S. 85° 5' W. 35.5 rods to land now or formerly of Bertha Coleman; thence N. 10° 45' W. 45.8 rods; thence N. 89° 50' E. 33 rods; thence N. 10° 30' W. 106.25 feet to a stone bound at land formerly of one Neil, the last three lines bounding on land, now or formerly of Bertha Coleman; thence N. 80° 30' E. with said Neil land 276.2 feet to a point; thence southerly 100 feet to a point; thence easterly 100 feet, more or less, to the westerly side of said Providence Street; thence southerly with the westerly side of said street 501.25 feet, more or less, to the place of beginning.

Said granted premises being a portion of the first parcel conveyed by C. Patricia Ford to Frank J. Euzukonis et ux, by deed dated April 8, 1948, and recorded in Worcester District Registry of Deeds, Book 3179, page 267.

PARCEL No. 2. The land on the westerly side of Providence Street, adjoining Parcel No. 1 and being all the premises described in deed of Stephen Cook to Albert W. Gaskill, by deed dated February 22, 1865, and recorded in Worcester District Registry of Deeds, Book 698, page 285, and bounded and described in said deed as follows:

"A certain tract or parcel of land, situated in said Mendon (called the Henidah Howard land), and bounded as follows:--Beginning at a corner of wall at the southeast corner of said tract, that being the southwest corner of the farm of Alexander W. Allen; thence N. 80° 20' W. 24 rods and 10 links; thence S. 13 1/2° W. 4 rods to a stake in the wall; thence N. 80 1/2° W. 4 rods and 19 links to a corner of wall; thence N. 1 1/2° W. 9 rods and 16 links to corner of wall; thence S. 80 1/2° W. 28 rods to a stake and stones at Naim Gaskill's land; the above lines bounded southerly on land formerly belonging to Zimmi Cook, deceased; thence N. 6 1/4° W. 38 rods to corner of wall, bounded westerly on land of said Gaskill; thence easterly and bounded northerly as the wall now stands (to wit in year 1854 by another deed) being partly on the land of Salmon & Co. and partly on land of said Naim Gaskill 149 rods and 12 links to said Allen's land; thence

southerly and bounded easterly on said Allen's land as the wall now stands (to wit in year 1854 by another deed) 49 rods to the bound first mentioned containing 15 acres 155 rods." The above premises are hereby conveyed subject to a right of way reserved in deed of E. F. Gaskill to J. C. Ripley dated June 10, 1925, Book 2372, page 479, and also subject to highway relocation in Providence Street, recorded Book 2431, page 454, (130 square feet taken)."

For authority of Treasurer, see Certificate of Vote recorded with said Deeds, Book 4181, Page 369.

To have and to hold the same to ITS the said Maynard Realty Corporation
105 East Main Street, Milford, Massachusetts 01757

and its heirs and assigns, to their own use and behoof forever; subject, however, to be redeemed agreeably to the law in such case made and provided.

And I hereby covenant with the said grantee that in making the said sale and in everything concerning the same, I have complied with and observed the rules and requisitions of the law in relation thereto, but I do not covenant that the said Joseph Testa a/k/a Joseph N. Testa
_____ had any right, title or interest in the said lands at the time aforesaid.

In witness whereof, I hereunto set my hand and seal this Twenty-fifth
day of October in the year one thousand nine hundred and ninety

Signed and sealed in presence of

_____ } Francis G. Zinkevich
Francis G. Zinkevich
Deputy Sheriff

The Commonwealth of Massachusetts

Worcester ss. October 25, 1990

Then personally appeared the above named Francis G. Zinkevich
and acknowledged the foregoing instrument to be his free act and deed,

before me

Melissa R. Boulay
Notary Public
My commission expires January 25, 1996

_____ 19____, at _____ o'clock and _____ minutes M.

Received and entered with _____ Deeds, Book _____ Page _____

Attest:

Register.

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 381 OF 1967

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

ATTEST: WORC. Anthony J. Vigilotti, Regis