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QUITCLAIM DEED

I, GLORIA M. HOGARTH, Trustee of the 9 Maple Street Realty Trust u/t/d November 15, 2000 and recorded at the Worcester District Registry of Deeds in Book 23271 Page 99 for consideration paid of ONE HUNDRED EIGHTY-FIVE THOUSAND and NO/100 (\$185,000.00) DOLLARS GRANT to PAUL M. STOICO of 9 Maple Street, Mendon, MA with QUITCLAIM COVENANTS

A certain tract or parcel of land, with the buildings thereon, situated on the northerly side of Maple Street formerly called the County Road and formerly called the Boston and Hartford Turnpike, in Mendon, Worcester County, Massachusetts, and being more particularly bounded and described as follows:

- BEGINNING at a point on said tract at the southwesterly corner of land now or formerly of the heirs of Charles C.P. Hastings;
- THENCE S. 86° 21' W. by said Maple Street, 50.37 feet to an Iron pipe;
- THENCE N. 15° W. by land now or formerly of Carlton L. Goss et ux., formerly of May E. Brown, 126.28 feet to an iron pipe;
- THENCE N. 84° 18' E. by land of one Hogarth, 45.43 feet to a drill hole in a stone wall;
- THENCE S. 13° 24' E. 4.28 feet to a corner of stone walls;
- THENCE N. 85° E. by a stone wall, 9.24 feet to the corner of stone walls, the last two courses bounding on land nor or formerly of one Davenport;
- THENCE S. 6° E. by a stone wall, 42.24 feet to a corner of stone walls;
- THENCE N. 85° E. by a stone wall, 15.18 feet to a drill hole in said stone wall; and
- THENCE S. 5° E., 72.86 feet to the point of beginning, the last three courses bounding by said land now or formerly of said Hastings

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The above-described premises is shown on a plan of land recorded at the Worcester District Registry of Deeds Plan Book 280, Plan 86.

No appurtenant rights to draw water from the well located on land now or formerly of Goss or the right to enter upon said Goss land for the purpose of repairing, replacing and maintaining pipes leading from said well and as set forth in deed dated April 13, 1964 and recorded in Book 4465, page 568 are conveyed to this Grantee, Paul M. Stoico, his heirs or assigns.

property address: 9 Maple Street, Mendon, MA 01756

Return to:
Paul M. Stoico
9 Maple St, Mendon, Ma 01756

For Grantors title see deed dated December 11, 2000 and recorded with the Worcester District Registry of Deeds, Book 23317 Page 92.

Executed as a sealed instrument this 31st day of January 2003.

Gloria M Hogarth, trustee
Gloria M. Hogarth, Trustee

COMMONWEALTH OF MASSACHUSETTS

Worcester, SS.

Dated: January 31, 2003

Then personally appeared the above-named Gloria M. Hogarth, Trustee of the 9 Maple Street Realty Trust and acknowledged the execution of the foregoing instrument to be her free act and deed in her aforesaid capacity, before me.

Allen K. Hoffman
Notary Public
My commission expires: *10/20/07*

seal

WORCESTER
DEEDS REG 20
WORCESTER
02/11/03 2:43PM 01
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FEE \$843.60
CASH \$843.60

ATTEST: WORC. Anthony J. Vigliotti, Register