



2015 00108077

Bk: 54432 Pg: 189

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Hopedale Street, Mendon, MA  
Trask Road, Mendon, MA

property address:  
300 East Main St Milford, MA

QUITCLAIM DEED

I, HARVEY J. TRASK, being unmarried, of the Town of Upton, Worcester County, Massachusetts

In consideration paid of One and 00/100 (\$1.00) Dollar

Grant to THE MILFORD NATIONAL BANK & TRUST COMPANY, a national banking and trust corporation, with a usual place of business in the Town of Milford, County of Worcester and Commonwealth of Massachusetts as they are the Trustees of THE HJT REALTY TRUST, a trust, under Declaration dated September 1, 2015 and recorded herewith in the Worcester District Registry of Deeds in Book 54432 Page 176

WITH QUITCLAIM COVENANTS:

The land in said Mendon, County of Worcester, and Commonwealth of Massachusetts more particularly bounded and described as follows:

Parcel I:

A certain parcel of land containing 58 1/2 acres, more or less, on the northerly side of what is now referred to as Hopedale Street including all buildings thereon, situated in said Mendon, and being all the same premises conveyed to Maria Scriven to Joseph Northrop, by deed dated May 13, 1905, and recorded with Worcester District Deeds, Book 1811, Page 159, bounded and described as follows, to wit:

Beginning at the southeasterly corner in the centre of the old road leading from Seth F. Davenport's dwelling house to Hopedale, called the Salt Box Road, thence N. 34 1/2 ° W. 94 rods; thence N. 22 1/2 ° W. 31 rods 11 links to the road leading from the City Mills in Milford to Mendon, the two lines last described run by land formerly of Seth F. Davenport as the wall now stands;-thence Westerly with the centre of the said last named road, to land formerly of

RETURN TO: JOSEPH C. COVE, ESQ.  
P.O. BOX 390  
UXBRIDGE, MA 01560

Alexander Thayer, deceased; thence S. 33 3/4 ° E. 46 rods 18 links; thence S. 23° E. 26 rods 10 links, and same course 12 rods 5 links; thence S. 24 4/5° E. 7 rods 18 links; thence S. 20° E. 3 rods 16 links; thence S. 15 5/12° E. 24 rods 20 links to land formerly of said Seth F. Davenport, bounding – westerly on the last six lines by said Thayer land as the wall and fences now stand thence N. 67 1/2° E. 9 rods 10 links, thence S. 43° E. 12 rods to said first mentioned road; thence Northeasterly with the centre of said road to the point of departure.

Being those same premises conveyed to this grantor by deed of Mary E. Trask and Clarence A. Trask dated July 5, 1968 and recorded in said deeds in Book 4871, Page 99.

Parcel II:

The land in said Mendon located on the northwesterly side of Trask Road more particularly described on a plan of land entitled “Plan of Land in Mendon, MA., surveyed for HARVEY J. TRASK, 142 Mendon Street-Upton, Ma. 01568; Shea Engineering & Surveying Inc. 76 Uxbridge Road, Mendon, Ma 01756 Tel. (508) 473-1163” shown as Lot 5A on said plan consisting of 4.09 acres which plan is recorded with the Worcester District Registry of Deeds in Plan Book 730, Plan 50.

For title to the aforesaid parcel see Deed of Helen L. Lowell, David B. Lowell, Sidney A. Slobodkin, Trustee and Sally C. Lowell, Trustee to Hackenson Corporation dated April 9, 1998 recorded at Worcester County Registry of Deeds at Book 19812, Page 176.

Being those same premises conveyed to this grantor by deed of Hackenson Corporation dated 23 July 1998 and recorded with said deeds in Book 20220, Page 2.

Parcel III:

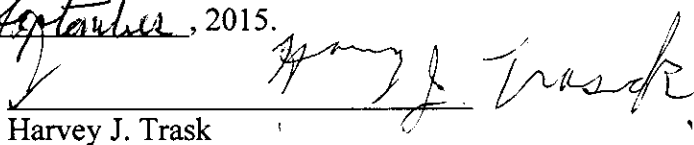
The land in Mendon, Worcester County, Massachusetts situated Northerly of Trask Road in said Mendon and being shown on a plan entitled “Plan of Land in Mendon, Ma, prepared for HARVEY Trask” scale 1”=40’ dated 6/10/01 by Tim Callahan, Inc. 950 Hill Street Whitinsville, Ma 01588 recorded herewith at Worcester County Registry of Deeds in Plan Book 774, Plan 10 to which plan reference is hereby made for a more particular description of said premises.

Said Lot contains approximately 17,080 square feet more or less according to said plan.

Being those same premises conveyed to this grantor by deed of David B. Lowell et al dated November 1, 2001 and recorded with said deed in Book 25186, Page 372.

Subject to real estate taxes assessed but not yet due and payable.

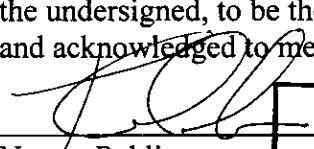
Witness my hand and seal this 1<sup>st</sup> day of September, 2015.

  
\_\_\_\_\_  
Harvey J. Trask

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

On this 1<sup>st</sup> day of September, 2015, before me, the undersigned notary public, personally appeared Harvey J. Trask, proved to me through satisfactory evidence of identification, which was  photographic identification with signature issued by a federal or state governmental agency,  oath or affirmation of a credible witness,  personal knowledge of the undersigned, 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.

  
\_\_\_\_\_  
Notary Public  
Seal of Notary  
My Commission Expires

