

116676

JSC

DEED

We, Peter M. Donnelly and Mary Ann Donnelly of Mendon, Worcester County, Massachusetts, being married, for consideration paid and in full consideration of \$ 166,000.00 grant to James H. O'Connell, Jr. and Michelle A. Roche, as *JOINT TENANTS* of *88 Providence Street, Mendon, MA* with QUITCLAIM COVENANTS

The premises known and designated as 88 Providence Road, situated in Mendon, in the County of Worcester, State of Massachusetts more particularly described on Exhibit A attached hereto.

For our title reference see Deed recorded with Worcester District Registry of Deeds at Book 16812, Page 179.

Witness our hands and seals this *6th* day of *AUGUST*, 1996.

[Signature]
Peter M. Donnelly

[Signature]
Mary Ann Donnelly

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

August 6, 1996

Then personally appeared the above named Peter M. Donnelly and Mary Ann Donnelly and acknowledged the foregoing instrument to be their free act and deed, before me.

[Signature]
Notary Public

My Commission Expires: _____

Ronald J. DeVries
Notary Public
My Commission Expires May 27, 1999

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10/21/96
DEEDS REG. DIV.
WORCESTER
TAX 756.96
CASH 756.96
0095A140 10:55
EXCISE TAX

See

Return of Property Address: 88 Providence Road, Mendon, Massachusetts

96 OCT 21 AM 11:59

EXHIBIT A

The land in Mendon, Worcester County, Massachusetts, with the buildings thereon, bounded and described as follows:

BEGINNING at the northwesterly corner of the granted premises in the northeasterly line of Providence Road and a point 169 feet, more or less, southeasterly of a Worcester County highway bounded at R-2040.00;

THENCE: S. 84° 02' E., 32.1 feet, more or less, to a stake;

THENCE: N. 63° 28" E., 60 feet to a stake;

THENCE: N. 55° 10' E., 199.25 feet to a stake;

THENCE: N. 88° E., 350 feet to land now or formerly of one Walleck;

THENCE: S. 27° 15' E. by last mentioned land, 19.8 feet to a stake;

THENCE: S. 58° W., 582 feet, more or less, to the northeasterly side of Providence Road;

THENCE: by the northeasterly side of said road, 215 feet, more or less, to the point of beginning.

Together with all rights to take water from the premises now or formerly owned by Willard N. Seibert from any other premises used or connected with the granted premises as described in an instrument recorded with said Deeds in Book 5538, Page 10.

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ATTEST: WORC. Anthony J. Vigliotti, Register