



QUITCLAIM DEED

THOMAS J. LYNCH, III AND MARJORIE L. LYNCH, Husband and Wife, As Tenants by the Entirety, of 98 Lanes Road, Westminster, Worcester County, Massachusetts, and **HENRY PARKMAN LOVERING** of 18 Warren Street, Medford, Middlesex County, Massachusetts, (the "Grantors"),

for consideration paid and in full consideration of the sum of TWO HUNDRED EIGHTY THOUSAND (\$280,000.00) DOLLARS,

grants to **JAMES C. DEVLIN** of P. O. Box 446, Uxbridge, Worcester County, Massachusetts, (the "Grantee"),

with **QUITCLAIM COVENANTS**

All of our right, title and interest in and to the land with buildings thereon in Mendon, Worcester County, Massachusetts, located on the southwesterly side of Providence Street, being shown as Lot 1A on a plan entitled: "Land of Francis A. Irons et ux, Mendon, Mass." By John R. Andrews, Jr., dated March 22, 1979, which plan is filed with the Worcester District Registry of Deeds in Plan Book 467, Plan 75, bounded and described as follows:

Beginning at an iron pipe in the ground on the southwesterly side of Providence Street, and at the northeasterly corner of the lot hereby described;

Thence S. 33° 00' 35" E. by the southwesterly side of said Providence Street, 210.21 feet to a point at a right of way as shown on said plan;

Thence S. 65° 17' 42" W. 165.76 feet to a point;

Thence S. 61° 35' 59" W. 104.13 feet to a point at the southwesterly corner of the lot hereby described; the last two courses being by the northerly line of said right of way as shown on said plan;

Thence N. 32° 44' 20" W. by Lot #1 on said plan, 222.51 feet to an iron pipe in the ground at the northwesterly corner of the lot hereby described;

Thence N. 66° 31' 05" E. by land now or formerly of Irons, 270.50 feet to the point of beginning.

Containing 1.47 acres more or less according to said plan.

For Grantors title, see deed of Francis A. Irons and Dorothy E. Irons dated January 28, 1986 and recorded with the Worcester District Registry of Deeds in

Property Address: 89 Providence Street, Mendon, Massachusetts

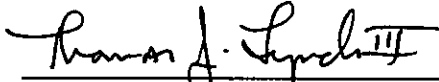
Return to:
Residential Title & Escrow Services, Inc.
112 Turnpike Road, Suite 102
Westboro, MA 01581

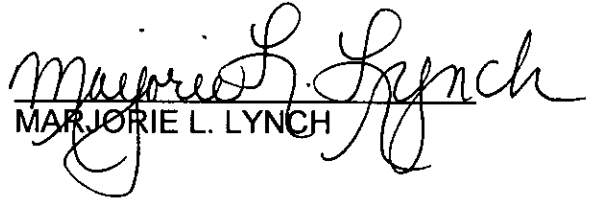
MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 10/26/2004 02:22 PM
Ctrl# 027622 15797 Doc# 00194954
Fee: \$1,276.80 Cons: \$280,000.00

AB

Book 9203, Page 259 and deed of Shirley Lovering dated October 12, 2001 and recorded with the Worcester District Registry of Deeds in Book 25563 Page 137.

Witness our hands and seals this 12th day of October, 2004.


THOMAS J. LYNCH, III

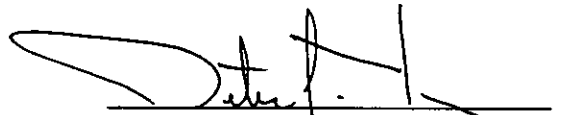

MARJORIE L. LYNCH

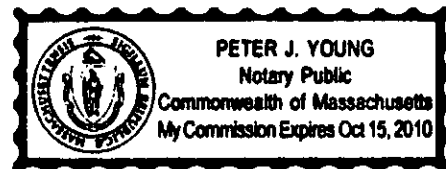

HENRY PARKMAN LOVERING

COMMONWEALTH OF MASSACHUSETTS

Middlesex County

On this 12th day of October, 2004, before me, the undersigned notary public, personally appeared THOMAS J. LYNCH, III, MARJORIE L. LYNCH AND HENRY PARKMAN LOVERING proved to me through satisfactory evidence of identifications, who are personally known to me, to be the persons whose names are signed on the preceding document, and acknowledged to me that they signed it voluntarily for the stated purpose contained therein.


Peter J. Young, Notary Public
My Commission Expires:
October 15, 2010



ATTEST: WORC. Anthony J. Vigliotti, Register