

# Worcester South District Registry of Deeds Electronically Recorded Document

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## Recording Information

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Recording Fee (including excise)	: \$2,435.00

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MASSACHUSETTS EXCISE TAX  
Worcester District ROD #20 001  
Date: 12/19/2022 10:39 AM  
Ctrl# 245710 06148 Doc# 00133433  
Fee: \$2,280.00 Cons: \$499,900.00

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Worcester South District Registry of Deeds  
Kathryn A. Toomey, Register  
90 Front St  
Worcester, MA 01608  
(508) 798-7717

## QUITCLAIM DEED

We, **JACK A. WASHINGTON and AMANDA M. WASHINGTON**, being married to each other, of Mendon, Worcester County, Massachusetts,

for consideration paid, and in full consideration of: Four Hundred Ninety-Nine Thousand Nine Hundred and 00/100 Dollars (\$499,900.00),

grant to: **STEVEN M. KNOTT and ELLEN P. KNOTT**, husband and wife, as tenants by the entirety, now of 29 Providence Street, Mendon, MA 01756,

*with QUITCLAIM COVENANTS,*

A certain tract or parcel of land with the buildings thereon, situated on the southwesterly side of The Providence Road in Mendon, Worcester County, Massachusetts, and being more particularly bounded and described as follows, to wit:

BEGINNING at a concrete bound in the southwesterly line of said road, at the northeasterly corner of land now or formerly of one Piper, said concrete bound being 289.50 feet distant S. 18° 17' E. from a stone wall at land now or formerly of one Gaskill and also being 100 feet distant 18° 17' W. from a concrete bound at the northeasterly corner of land ow or formerly of one Hoberg;

THENCE S. 76° 03' W., 368 feet to a concrete bound;

THENCE continuing the same course 2 feet to a stone wall at land now or formerly of one Wilson, the last two measurements bounding on said Piper Land;

THENCE N. 14° 00' W. with the line of said wall and bounding on said Wilson land, 140.0 feet to a point;

THENCE N. 76° 07' E. by land now or formerly of one Desmarais, 359.60 feet to a point in the southwesterly line of said road; and

THENCE S. 18° 17' E., by said road, 140.0 feet to the concrete bound at the point of beginning.

**PROPERTY ADDRESS: 29 PROVIDENCE STREET, MENDON, MA 01756**

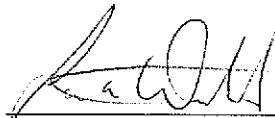
29 Providence St., Mendon, MA

Subject to and together with the benefit of all easements, covenants, conditions, and restrictions of record, insofar as the same are in force and applicable.

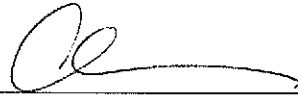
Under the pains and penalties of perjury, the Grantors named herein do hereby voluntarily release and waive any and all rights of homestead in said property as set forth in M.G.L. Chapter 188, if any, and certify that at the time of recording of this Deed, no other person is entitled to any homestead rights in said property.

Meaning and intending to convey and hereby conveying the same premises conveyed to the Grantors by deed of Jack A. Washington and Amanda M. Washington, f/k/a Amanda M. Kohr, dated February 11, 2022, recorded with the Worcester County Registry of Deeds in Book 67188, Page 318.

Witness our hands and seals this 9<sup>th</sup> day of December, 2022.



Jack A. Washington



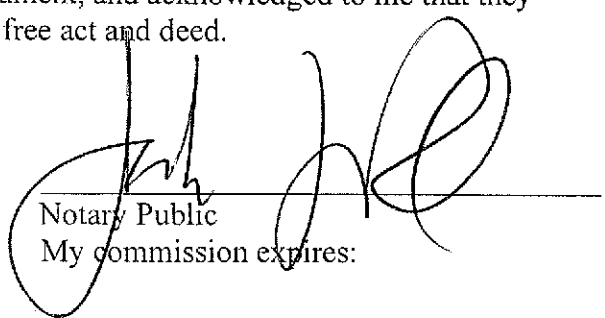
Amanda M. Washington

**COMMONWEALTH OF MASSACHUSETTS**

Norfolk County

December 9, 2022

On this 9<sup>th</sup> day of December, 2022, before me, the undersigned notary public, personally appeared **Jack A. Washington and Amanda M. Washington**, proved to me through satisfactory evidence of identification, being valid drivers' licenses, to be the persons whose names are signed on the preceding or attached document, and acknowledged to me that they signed it voluntarily for its stated purpose, as their free act and deed.



Notary Public

My commission expires:



**JOHN J. ROCHE**  
**NOTARY PUBLIC**  
 Commonwealth Of Massachusetts  
 My Commission Expires  
 April 21, 2028