

I, Florence D. Watson

of Milford Worcester County, Massachusetts,

~~being announced~~ for consideration paid, grant to Robert G. Andresen and Linda F. Andresen, husband and wife, as tenants by the entirety, both of (no number) Taft Avenue, Mendon, Worcester County, Massachusetts

with quitclaim covenants

The land with the buildings thereon, situated in Mendon, Worcester County, Massachusetts, on the easterly side of Taft Avenue, near the easterly shore of Lake Nipmuck, consisting of two (2) adjoining parcels, and together bounded and described as follows:

Beginning at the southwesterly corner of the premises herein described at a stone bound on the easterly side of said Taft Avenue, and at corner of land now or formerly of Blanche L. Weston,

THENCE N. 16° 10' W. with said Taft Avenue, 100 feet to a stone bound with a drill hole therein and at land now or formerly of Luther E. Taft;

THENCE N. 73° 50' E. with said Taft land, 100 feet to a stake;

THENCE S. 16° 10' E. still with said Taft land, 50.00 feet to a stake;

THENCE S, 15° 00' E. still with said Taft land, 64.30 feet to corner of land now or formerly of said Weston;

THENCE southwesterly with said Weston land, 100 feet to the point of beginning,

Together with a right of way over said Taft Avenue.

Being the same premises conveyed to grantor by Deed of Robert B. Dunlap dated February 10, 1949, recorded with Worcester District Deeds, Book 3171, Page 274.

Said premises are conveyed subject to the taxes for the current municipal year, which taxes the grantees hereby assume and agree to pay as part consideration for this deed.

Witness my..... hand and seal this fourth..... day of February..... 1969

Florence D. Watson



Commonwealth of Massachusetts

WORCESTER, ss.

February 4, 1969

Then personally appeared the above-named Florence D. Watson

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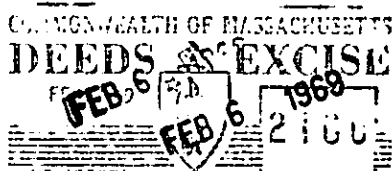
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and acknowledged the foregoing instrument to be her free act and deed, before me,

J. Lawrence Doyle
J. LAWRENCE DOYLE, Notary Public

My commission expires February 23, 1974

WORCESTER



Recorded Feb. 6, 1969 at 11h. 42m. A. M.

■ END OF INSTRUMENT ■

Know all men by these Presents:

That we, FRANK AVALLONE III and PEARL J. AVALLONE, husband and wife, both of the City of Woonsocket, County of Providence and State of Rhode Island, of 494 Wood Avenue, (hereinafter called the mortgagors)

*See Certificate of Possession B.5095 P.534
See Deed + affidavit of Sale B.5095 P.535 + 537*

in consideration of NINETEEN THOUSAND TWO HUNDRED - - (\$19,200.00) - - Dollars to us paid by the OLD STONE SAVINGS BANK, a Corporation legally incorporated, and established and transacting business in the City of Providence in the State of Rhode Island, the receipt whereof is acknowledged, do hereby grant, bargain, sell and convey unto the said OLD STONE SAVINGS BANK, its Successors and Assigns, forever,

SEE LAND COURT MISC. DOC. #511

The land in Blackstone, Worcester County, Massachusetts, bounded and described as follows: Southeasterly by Bellingham Street as shown on a plan hereinafter mentioned a distance of ninety (90) feet; Southerly by Bellingham Street and a Way by a curve to the left as shown on said plan an arc distance of forty-seven and twelve one-hundredths (47.12) feet; Southwesterly by said Way as shown on said Plan a distance of one hundred and thirty (130) feet; Northwesterly by land now or formerly of Quaker Hill Realty Inc. as shown on said plan a distance of one hundred and twenty (120) feet; and Northeasterly by Lot No. 4 as shown on said plan a distance of one hundred and sixty (160) feet. Containing 19,007 square feet of land, more or less, and being shown as Lot No. 3 on a plan entitled "Plan to Show Property in East Blackstone, Mass. Owned by Quaker Hill Realty, Inc. Area as shown Scale 1" = 50 feet Date 23 August 1966 Plan D. Lavallee Kenneth Shaw Sutton, Mass.", which plan was recorded on May 26, 1967 as Plan 74, in Plan Book 308.

See Book 5147 Page 88

Said Bellingham Street is also called Bellingham Road in said Blackstone.

However otherwise bounded and described, meaning and intending hereby to describe and convey, and hereby conveying the same premises as were conveyed to these mortgagors by deed of Victor Homes, Inc. dated of even date herewith and recorded prior hereto.

This conveyance is made SUBJECT TO Protective Covenants of Quaker Hill Realty Corporation recorded in the Worcester District Registry of Deeds on September 24, 1968 at 2:36 P.M. as Instrument No. 31624.

including all the buildings and improvements now or hereafter located thereon, together with all appurtenances and fixtures now or hereafter attached thereto or located thereon, including fixtures and equipment used for plumbing, heating and lighting purposes, hereby assigning to said OLD STONE SAVINGS BANK, its Successors and Assigns, all rents due and to become due in the future from the occupants of said premises or any part thereof under any existing or future lease or tenancy, and constituting and appointing it or them the attorney or attorneys of the mortgagors to sue for and collect the same at any time and from time to time when a default exists hereunder.