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QUITCLAIM DEED

We, Ellis M. O'Donnell, of Mendon, Worcester County, Massachusetts and Lawrence P. O'Donnell, of W. Springfield, Hampden County, Massachusetts, for consideration paid, and in full consideration of One (\$1.00) Dollar grant to Ellis M. O'Donnell, of 11 Thayer Road, Mendon, Worcester, County, and Lawrence P. O'Donnell of 33 Fabyan Street, W. Springfield, Hampden County, Massachusetts, and Conrad J. O'Donnell of 194 Lexington Street, Apt#8, Watertown, Middlesex County, Massachusetts, as tenants in common and not as joint tenants, with QUITCLAIM COVENANTS all of our right, title and interest in and to the land in said Mendon situated on the Northerly side of Thayer Road, bounded and described as follows:

The certain tract of land situated in the easterly part of said Mendon with the buildings thereon, being part of the land formerly known as the Dexter Thayer farm,

Beginning at the southeasterly corner of said tract at the land formerly owned by one Lyman Cook and running

thence from said road Northerly along a wall to a corner of a wall,

thence Westerly by the wall as the wall now stands to a corner of a wall,

thence Southerly by said wall to the said road,

then along said road to the point of beginning.

Being bounded on the Westerly, Northerly and Easterly sides by land formerly owned by Lyman Cook and containing about ten acres.

For our title, see Deed dated July 23, 1993, recorded with Worcester County Registry of Deeds in Book 15406, Page 370.

WITNESS MY hand and seal this 13th day of November, 1995

Ellis M. O'Donnell
Ellis M. O'Donnell

Lawrence P. O'Donnell
Lawrence P. O'Donnell

THE COMMONWEALTH OF MASSACHUSETTS

Middlesex, ss, November 13, 1995

Then personally appeared the above named Ellis M. O'Donnell and Lawrence P. O'Donnell, and acknowledged the foregoing instrument to be their free act and deed before me.

Carl E. D'Angio, Jr.
Carl E. D'Angio, Jr., Notary Public
My commission expires: 12/14/95

Carl D'Angio Esq.
9 Spring St
Waltham Ma 02154

(seal)

Middlesex Commonwealth of Massachusetts
S.S. Date 11/25/95
Then personally appeared the above named Lawrence P. O'Donnell and acknowledged the foregoing instrument to be his/her free act and deed, before me CARL E. D'ANGIO, JR., Notary Public My Commission Expires December 14, 1995

Seal

PROPERTY ADDRESS: 11 THAYER ROAD, MENDON, MA

RECORDED 9 AM NOV 27 1995

ATTEST: WORC. Anthony J. Vigliotti, Register