

# Worcester South District Registry of Deeds Electronically Recorded Document

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## Recording Information

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 MASSACHUSETTS EXCISE TAX  
 Worcester District ROD #20 001  
 Date: 09/13/2021 03:18 PM  
 Ctrl# Doc# 00128398  
 Fee: \$.00 Cons: \$100.00  
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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, **Anna L. Nardi**, a non-married woman now of Hopedale, Worcester County, Massachusetts and **Joan M. LeBlanc**, a married woman of 25 Cross Street, Bellingham, Massachusetts 02019

For consideration paid and in full consideration of less than ONE HUNDRED DOLLARS (\$100.00)

Grant all of our right, interest and title to **Wilfred F. LeBlanc** and **Joan M. LeBlanc**, husband and wife, both of 25 Cross Street, Bellingham, Massachusetts 02019 as tenants by the entirety

WITH QUITCLAIM COVENANTS

A certain tract or parcel of land situated on the westerly side of Washington Street in said Mendon and being Lots numbered 2 and 3 on Plan entitled Division of Property owned by Anna E. Carlson, Mendon, Mass. November 1951, F. J. Brennan, Surveyor, said plan and being filed with Worcester District Deeds Plan Book 178, Plan 50 and being more particularly bounded and described as follows, to wit:

Beginning at a drill hole at the southeasterly corner of the granted premises on the westerly side of said Street at land of one Sigfrid B. Carlson, thence northerly by a stone wall and said Washington Street, 100.0 feet to a drill hole in the wall; thence continuing the same course by said street and in part by said stone wall 100.0 feet to a drill hole; thence S. 89° 25' W. by land of one Boyd formerly of one Carlson 200.94 feet to a stake; thence S. 11° 30' W. by land of one Halsing 102.26 feet to a stake; thence continuing the same course by said Halsing land 102.26 feet to a stake; thence continuing the same course by said Halsing land 102.26 feet to a stake and thence N. 89° 25' E. by said Sigfrid B. Carlson land 243.74 feet to the point of beginning.

Said Lot 2 is conveyed subject to a right of way of record 16 feet wide extending from said Halsing land over a portion of said Lot 2 to said Washington Street for the purpose of passing and repassing with teams and otherwise as reserved indeed of Frank G. Halsing et ux. To Maurice Carlson et ux. dated April 9, 1924 recorded with said Deeds Book 2330 Page 241: said right of way being substantially as shown on the above entitled plan.

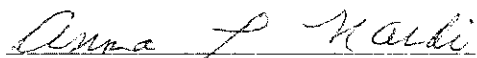
Property Address: 72 Washington Street, Mendon

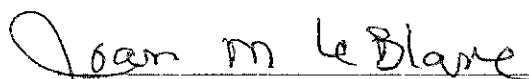
Said premises are conveyed subject to the fencing condition set forth in deed of Frank G. Halsing et ux. to Maurice Carlson et ux. above referred to so far as the same is now in force and applicable.

**Grantors hereby release any and all rights of Homestead on the property and state that no other persons are entitled to any benefits of an existing estate of Homestead.**

Being the same premises conveyed to these grantors by deed dated May 1, 2003 and recorded with Worcester District Deeds in Book 29936, Page 68.

WITNESS our hands and seals this 13<sup>th</sup> day of September 2021.

  
\_\_\_\_\_  
Anna L. Nardi


  
\_\_\_\_\_  
Joan M. LeBlanc

THE COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

September 11, 2021

On this 13<sup>th</sup> day of September 2021, before me, the undersigned notary public, personally appeared **Anna L. Nardi** and **Joan M. LeBlanc** who are personally known to me through prior business transactions 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.

  
\_\_\_\_\_  
Notary Public: Francis X. Small  
My Commission Expires: 05/22/2026

ATTEST: WORC Kathryn A. Toomey, Register