

I, Emmy Lou Svedine, also known as Emylou Svedine
of Philadelphia, State of Pennsylvania

~~County Massachusetts~~

being ~~married~~, for consideration paid, grant to Fritz E. Svedine

of Uxbridge, Worcester County

with ~~quitclaim covenants~~ a certain lot or parcel of land with all buildings and other improvements thereon, situated on the northerly side of ~~the land~~ Uxbridge Road and on the southerly side of an Old Road, in the westerly part of the Town of Mendon, in the Commonwealth of Massachusetts bounded and described as follows;

Beginning at a point on the northerly side of said Uxbridge Road at the southwesterly corner of land now or formerly of Albert F. and Maria G. Martin and being the southeasterly corner of the lot hereby described; thence

N. 85° 12' W. with said Uxbridge Road, one hundred twenty-two and two hundredths (122.02) feet to a point of curve;
thence

Westerly on a curved line having a radius of one thousand six hundred forty (1,640) feet, one hundred ninety-four and thirty-seven hundredths (194.37) feet still continuing with said Uxbridge Road to a stone wall at the aforesaid Old Road; thence

N. 52° 55' E. eighty-one and seventy-three hundredths (81.73) feet;
thence

N. 62° 42' E. forty-six and fifty-one hundredths (46.51) feet;
thence

N. 65° 23' E. one hundred eighteen and fifty-eight hundredths (118.58) feet to the aforesaid Martin Land; the last three (3) lines bounding on the aforesaid Old Road;
thence

S. 35° 09' E. with said Martin land one hundred seventy-five and forty-five hundredths (175.45) feet to the point of beginning.

Containing 21,450 square feet more or less.

Said premises are conveyed subject to pole and wire rights granted to Milford Electric Light & Power Co., dated April 28, 1916, recorded with Worcester District Registry of Deeds, Book 2102, Page 384, if any, and subject to pole and wire rights granted to New England Power Company, dated October 21, 1929, recorded with said Deeds, Book 2509, Page 395, if any.

Said premises are also conveyed subject to any drainage rights granted to Lucille Martin by Clayton E. Parkinson, et ux., by Deed dated December 14, 1949, recorded with said Deeds, Book 3238, Page 244, and also subject to drainage rights granted to Commonwealth of Massachusetts, if the same affects the locus.

For my title see deed of George C. George et ux, to Fritz E. Svedine, dated May 16, 1958 and recorded in Worcester District Registry of Deeds, Book 3940, Page 126.

The consideration is such that no federal or state documentary stamps are required.