I, P. Eugene Casey, a widower,

of Milford,

Worcester

County, Massachusetts,

being unmarried, for consideration paid, grant to B. John Palumbo

of Franklin, Massachusetts

with quitclaim covenants

MMENTAGE Two adjacent tracts or parcels of land, together with the buildings thereon, situated in said Mendon and being all the same premises conveyed by Henry J. Dwyer and Thomas F. Dwyer by deed dated November 15, 1947, and recorded in Worcester District Registry of Deeds, Book 3093, Page 129, and bounded and described in said deed as follows:

"PARCEL ONE: A certain tract or parcel of land, situated in the westerly part of said Mendon, northerly of the Nipmuck Lake so known or Mendon Pond so called, and on the northerly side of an old town-way now not in general use, which old town-way adjoins the main road from the old Boston and Hartford Turnpike running westerly by said Lake, to the center village of Uxbridge in said Commonwealth, which parcel is bounded and described as follows: viz: Beginning as a point near the center of said old town-way thence N. 5 degrees W. by other land of these grantors through a stone bound one hundred (106) six feet to a stone bound; thence N. 69 degrees E. by land of these grantors fifty (50) feet to a stone bound; thence S. 5 degrees E. by land of these grantors one hundred twenty-one and sixty-five hundredths (121.56) feet through a drill hole in a rock to the center of said old town-way; thence westerly by said old town-way about fifty (50) feet to the place of beginning. Reserving and excepting, however, from this conveyance the right for these grantors their heirs and assigns to use for the purpose of passing and repassing and part of said old town-way whether included in the above described parcel or not. And the right to any and all other persons now having the right to use said old town-way, to them, if any, and their heirs and assigns.

PARCEL TWO: A certain parcel of land situated in said Mendon, northerly of Lake Nipmuck or Mendon Pond, so called, and on the northerly side of an old road now not in general use, which Town-way adjoins the main road from the old Boston and Hartford Turnpike running westerly by said Lake to the Center Village of Uxbridge in said Commonwealth, which parcel is bounded and described as follows: Beginning at a point near the center of said old Town-way, thence N. 50 W. by land of the grantee through a stone bound 106 feet to a stone bound, thence S. 690 W. by other land of grantors 50 feet to a stone bound, thence S. 50 E. by land of Mary O'Sullivan through a stake and stones 106 feet to the center of said old Town-way, thence easterly by said old town-way about 50 feet to the place of beginning. Reserving and excepting however, the right for ourselves, our heirs and assigns, to use for the purpose of passing and repassing, any part of said old-town way, whether included in the above described parcel or not; and also, the same right to all persons now having the right to use said old town-way, for themselves, their heirs and assigns."

Said premises are hereby conveyed subject to a mortgage given by William R. Fricker to the Milford Savings Bank dated August 23, 1951, the principal balance now due is \$2207.05, recorded with Worcester District Registry of Deeds, Book 3359, Page 518, which mortgage the grantees hereby assume and agree to pay as part consideration for this conveyance.

Being the same and all the same premises described in a deed from Thomas John Quinn et ux. to me dated November 4, 1963, recorded with said Deeds, Book 4428, Page 237.

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COMMONWALL ON SUCCESSION AND SUCCESS	196% Some 50 Explanate of the second south o	g naangska kagagaangga galamka kangagaan
Witness my hand and seal	this tenth day of Oct	ober 19 64
	- Chapma	
The Commonwealth of Massachusetts		
Worcester	ss. Octo	ber 10, 19 64
Then personally appeared the abov	e named P. Eugene Casey	
and acknowledged the foregoing instrun	Angelo J. Roberti Notas	alsorti.

■ END OF INSTRUMENT ■

KNOW ALL MEN BY THESE PRESENTS, that We, GEORGE E. BERTHIAUME and EILEEN M. BERTHIAUME, husband and wife, both

of Oxford,

Worcester County, Massachusetts,

being mmarried, for consideration paid, grant to FRANCIS R. BENOIT and SUSAN J. BENOIT,

husband and wife, as TENANTS BY THE ENTIRETY, both

Recorded Oct. 14, 1964 at 1h. 3m. P. M.

of Worcester, Worcester County,

with quitclaim covenants

the land in Oxford, Worcester County, Massachusetts, with the buildings thereon situated on Carron Lane, and being Lot No. 15 as shown on a Plan of Lots [Description and encumbrances, if any]

of Carron Lane owned by Oxford Builders, Inc., made by Walter W. Brown, Town Engineer, recorded in Worcester District Registry of Deeds, March 26, 1953, Plan Book 188, Plan 42 and bounded and described as follows:

<u>BEGINNING</u> at the most easterly corner of the tract to be conveyed at an iron pipe driven in the ground on the westerly line of the westerly section of Carron Lane, and said pipe is located 708.0 ft. westerly, measured along the westerly and southerly lines of Carron Lane, from the westerly line of Main Street,

FROM said pipe THENCE by the westerly line of Carron Lane, North 41° 44'