



Bk: 36360 Pg: 184 Doc: DEED
Page: 1 of 2 05/19/2005 03:28 PM

QUITCLAIM DEED

Derek Desrochers, of Mendon, Worcester County,
Massachusetts

For consideration of FOUR HUNDRED EIGHTY FIVE THOUSAND AND
NO/100 (\$485,000.00) DOLLARS PAID

Grants to **Lawrence Cedrone, Jr. and Ann Marie Cedrone,**
husband and wife as tenants by the entirety,
of 12 George Street, Mendon, Massachusetts 01756

with quitclaim covenants

The land with the buildings and improvements thereon situated in
Mendon, Worcester County, Massachusetts, located on the
northerly side of George Street, bounded and described as
follows:

Beginning at the southeasterly corner of the premises at
the corner of stone walls and land now or formerly of one Burr:

Thence North 13° 00' West by a stone wall and said Burr land
309.9 feet;

Thence South 74° 20' West by a fence and land of one Vincent,
formerly of Mary A. Blaisdell, 368.2 feet to a stake;

Thence South 15° 00' East by land now or formerly of the
heirs of Mary A. Blaisdell, 305.00 feet to a bound at
said street; and

Thence North 75° 00' East by said street, 357.01 feet to the
point of beginning.

Subject to rights, easements and restrictions of record.

Being all of the same premises conveyed to grantor by deed
recorded with Worcester District Registry of Deeds in Book
25910, Page 232.

12 George Street, Mendon MA 01756

MASSACHUSETTS EXCISE TAX
Worcester District ROD #20 001
Date: 05/19/2005 03:28 PM
Ctrl# 035909 17837 Doc# 00078698
Fee: \$2,211.60 Cons: \$485,000.00

return:

John V. Fernandes, Esq.
12 Main Street
P.O. Box 436
Milford, MA 01757-0003

(2)

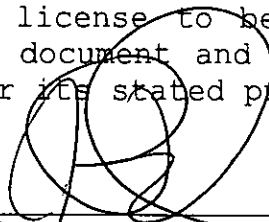
OB

EXECUTED as a sealed instrument this 19th day of May, 2005.

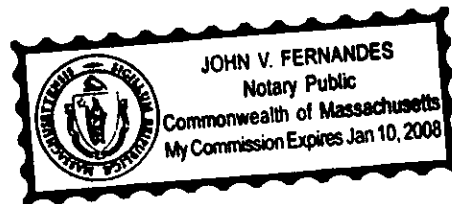
Derek Desrochers
Derek Desrochers

COMMONWEALTH OF MASSACHUSETTS
WORCESTER, ss

On this 19th day of May, 2005, before me, John V. Fernandes, the undersigned Notary Public, personally appeared Derek Desrochers, proved to me through satisfactory evidence of identity, which was a driver's license to be the person whose name is signed on the preceding document and acknowledged to me that he signed it voluntarily for its stated purpose.



John V. Fernandes
Notary Public
My Commission Expires: 01/10/08



ATTEST: WORC. Anthony J. Vigliotti, Register