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**MOLLOY & ASSOCIATES**  
 PROFESSIONAL CORPORATION  
 ATTORNEYS AT LAW  
 300 EAST MAIN STREET  
 MILFORD, MASSACHUSETTS 01757

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## DEED

I, SHELLEY D. VINCENT III of Mendon, Worcester County, Massachusetts, for consideration paid and in full consideration of less than one hundred dollars, hereby grant to VALERIE R. VINCENT and SHELLEY D. VINCENT III, both of said Mendon, as TRUSTEES under Declaration of Trust establishing ELM HILL FARM REALTY TRUST dated October 4, 1993 and recorded herewith and prior hereto having an address of Molloy & Associates, 300 East Main Street, Milford, Massachusetts, with QUITCLAIM COVENANTS, the following land, together with the buildings thereon, situated in said Mendon:

Parcel One. The land conveyed by Herbert J. George to Shelley D. Vincent and Mary G. Vincent by deed dated October 22, 1940, recorded at the Worcester District Registry of Deeds in Book 2796, Page 533;

Parcel Two. The land conveyed by Mary A. Blaisdell to Shelley D. Vincent by deed dated September 25, 1941, recorded at said Registry of Deeds in Book 2835, Page 10;

Parcel Three. The land conveyed by Mary A. Blaisdell to Shelley D. Vincent and Mary G. Vincent by deed dated May 12, 1943, recorded at said Registry of Deeds in Book 2886, Page 347;

Parcel Four. The land conveyed by Carl M. Taft to Shelley D. Vincent and Mary G. Vincent by deed dated December 21, 1950, recorded at said Registry of Deeds in Book 3309, Page 454;

Parcel Five. The land conveyed by Marion E. Thurber to Shelley D. Vincent and Mary G. Vincent by deed dated December 21, 1950, recorded at said Registry of Deeds in Book 3309, Page 461;

Parcel Six. The land conveyed by Leonard G. Burr to Shelley D. Vincent and Mary G. Vincent by deed dated March 30, 1955, recorded at said Registry of Deeds in Book 3945, Page 600; and

Parcel Seven. The land conveyed by Moses U. Gaskill to Shelley D. Vincent and Mary G. Vincent by deed dated November 9, 1943, recorded at said Registry of Deeds in Book 2901, Page 555.

Subject to real estate taxes assessed for fiscal year 1994 that are not yet due and payable.

The above-referenced Parcel Seven is subject to a mortgage to Benjamin Franklin Savings Bank in the original principal amount of \$100,000.00 dated July 8, 1993 and duly recorded at said Registry of Deeds, to which the grantees hereby assume and agree to pay.

For my title see deed of Mary G. Vincent dated January 9, 1992, recorded at said Registry of Deeds in Book 15011, Page 249.

The consideration being less than one hundred dollars, no documentary stamps are hereby required.

Executed under seal this *5th* day of October, 1993

  
Shelley D. Vincent III

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss.

October 5, 1993

Then personally appeared the above-named Shelley D. Vincent III and acknowledged the foregoing instrument to be his free act and deed before me

*Real*

*Stephen C. Paine*

Notary Public  
My Commission expires:

NOVEMBER 12, 1993

**ATTEST: WORC. Anthony J. Vigliotti, Register**