

We, Stanley Grazulis and Karen A. Grazulis, *Husband & Wife*,
both
 of 16A Kingsley Lane, Mendon Worcester County, Massachusetts
being unmarried, for consideration paid, and in full consideration of \$29,000.00
 grants to Gregory Hinchliffe and Denise K. Hinchliffe, husband and wife*
 as tenants by the entirety, both of Kingsley Lane, Mendon, Massachusetts
 of with quitclaim covenants
 the land in

(Description and encumbrances, if any)

the land in Mendon, Worcester County, Massachusetts, southerly of Lake Nipmuc and easterly of Kingsley Lane, bounded and described as follows:

BEGINNING at the northerly corner of the granted premises at a drill hold in a ledge, the same being at a point on the southwesterly boundary of a private way leading southeasterly from said Lake and at the southeasterly corner of land of one Herbert M. Wood;

THENCE with last named land, S. 30° 30' W., eighty feet (80.00') to a drill hole in a ledge at other land of the grantors;

THENCE: with last-named land, S. 31° 04' E. thirty five and three one-hundredths feet (35.03') to a drill hole in a ledge;

THENCE with same land, S. 20° 05' E., one hundred thirty and twenty-five one-hundredths feet (130.25') to a drill hole in a ledge at the north-westerly boundary of a private way;

THENCE: with said boundary of last-named private way, N. 34° 01' E. one hundred twenty and fifty one one-hundredths feet, (120.51') to a concrete bound at the intersection of said last-named way with the first said way;

THENCE with first said way, N. 32° 57' W., sixty one and twenty one-hundredths feet (61.20') to a concrete bound;

THENCE with same way, N. 38° 52' W., ninety and twenty-eight one-hundredths feet (90.28') to the place of beginning.

Subject to rights granted to Leon E. Lemon to forever use said Kingsley Lane and the private ways leading therefrom to the private way first above-mentioned, for all proper purposes and in the same manner as a public way; also the right, privilege or easement to lay and forever maintain in the said first above-mentioned private way suitable pipes for conveying water to the above described premises, said pipes to be constructed and maintained at the expense of the grantee and in a manner not to unreasonably interfere with the use of said private way for travel.

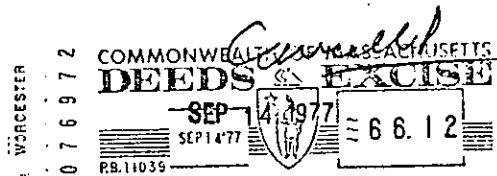
Said premises are conveyed together with the rights and subject to the conditions and restrictions as set forth in instrument recorded with said Deeds, Book 2705, Page 330.

Said premises are conveyed subject to the pole and wire rights conveyed to Worcester Suburban Electric Company by instrument dated July 6, 1934 recorded with said Deeds, Book 2643, Page 186 if it affects the locus and also subject to the pole and wire rights conveyed to the New England Telephone and Telegraph Company et al by instrument recorded with said Deeds, Book 3071, Page 105 insofar as the same may affect the locus.

Being the same premises conveyed to the grantors recorded in Worcester District Deeds, Book 5396, Page 447.

Witness per hand and seal this 13th day of September 19 77

Stanley A. Grazulis
Karen A. Grazulis



The Commonwealth of Massachusetts

Worcester, ss.

September 13 1977

Then personally appeared the above named Stanley Grazulis and Karen A. Grazulis

and acknowledged the foregoing instrument to be their free act and deed, before me

Thomas J. Lynch, Jr. Notary Public - Justice of the Peace

My Commission Expires June 25, 1981

Recorded SEP 14 1977 at 11 h.43 m. A.M.