



Bk: 35402 Pg: 67 Doc: DEED
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Quitclaim Deed

We, **WILLIAM E. HACKENSON and FRANCES E. HACKENSON**, husband and wife,
both of Mendon, Worcester County, Massachusetts,

in consideration of **LESS THAN ONE HUNDRED (\$100.00) DOLLARS, PAID**

grant(s) to **DIANE B. GRANT, DONNA M. PETER and WILLIAM B. HACKENSON, AS TRUSTEES OF THE HACKENSON FAMILY TRUST OF MENDON**, established under a Declaration of Trust dated December 20, 2004, and recorded herewith in the Worcester District Registry of Deeds Book 35402, Page 56, having a mailing address of 47 Mowry Street, Mendon, Worcester County, Massachusetts 01756

with **quitclaim** covenants

the land with the buildings thereon situated in Mendon, Worcester County, Massachusetts, on the southerly side of Uxbridge Road, a Massachusetts State Highway, bounded and described as follows:

BEGINNING at a drillhole in a stone wall on the southerly location line of said State Highway at the northeast corner of the granted premises, said point being the northwest corner of land now or formerly of Amy B. Gaskill;

THENCE S. 08° 37' E. along a stone wall and said Gaskill land, 130.30 feet to a drill hole in the stone wall at land now or formerly of Henrietta S. Taft;

THENCE S. 81° 08' W. along said land of Taft, 437.20 feet to a stake on the easterly side of Mowry Road;

THENCE N. 08° 52' W. along the easterly side of said Mowry Road, 285 feet to the southerly location line of Uxbridge Road;

THENCE S. 83° 49' E. along said Uxbridge Road, 23.54 feet to a Massachusetts State Highway bound;

THENCE S. 78° 52' E. along said Uxbridge Road, 390.37 feet to a Massachusetts State Highway Bound, said bound being a point of curve in the location line of the Highway;

THENCE by a curve to the left having a radius of 649.67 feet, still continuing with the location line of the Highway 50.30 feet to the point of beginning.

Containing 2.10 acres, more or less.

Property address: 47 Mowry Street, Mendon, Mass

Held
CONSIGLI AND BRUCATO P.C.
ATTORNEYS AT LAW
189 MAIN STREET
POST OFFICE BOX 170
MILFORD, MASSACHUSETTS 01757-0170

EDK

For a more particular description of said premises, see Plan entitled "Proposed Sale by Henrietta S. Taft, Mendon, Mass., June 1947", Francis J. Brennan, Surveyor, recorded in the Worcester District Registry of Deeds, Plan Book 160, Plan 135.

Excepting from the above-described premises so much thereof as was taken by the Commonwealth of Massachusetts by an instrument of taking dated December 20, 1949, recorded in said Deeds Book 3230, Page 239 and subsequently conveyed to the Commonwealth of Massachusetts by instrument dated May 5, 1950, recorded in Book 3261, Page 315.

For our title, see Deed of Henrietta S. Taft to us dated June 11, 1947 and recorded in said Deeds Book 3065, Page 562.

Executed as a sealed instrument this 20th day of December, 2004.

William E. Hackenson
WILLIAM E. HACKENSON

Frances E. Hackenson
FRANCES E. HACKENSON

COMMONWEALTH OF MASSACHUSETTS

Worcester, ss

On this 20th day of December, 2004, before me, the undersigned notary public, personally appeared William E. Hackenson and Frances E. Hackenson and proved to me through satisfactory evidence of identification, which were Commonwealth of Massachusetts driver's license photo identifications, to be the persons whose names are signed on the preceding or attached document(s), and acknowledged to me that they signed it voluntarily for its stated purpose.

Aldo B. Consigli, Jr.
Aldo B. Consigli, Jr.
Notary Public
My commission expires: 11/1/2007



ATTEST: WORC. Anthony J. Vigliotti, Register