

# Worcester South District Registry of Deeds Electronically Recorded Document

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## Recording Information

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### MASSACHUSETTS EXCISE TAX

Worcester District ROD #20 001

Date: 01/22/2019 09:32 AM

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Fee: \$.00 Cons: \$1.00

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Worcester South District Registry of Deeds  
Kathryn A. Toomey, Register  
90 Front St  
Worcester, MA 01608  
(508) 798-7717

## QUITCLAIM DEED

We, Eugene E. Pettinelli and Susan R. Pettinelli, presently of 110 Prides Crossing Road, Sudbury, Massachusetts 01776,

For consideration paid, and in full consideration of One and 00/100 (\$1.00) Dollar,

Grant to 38 Cape Road LLC, a Massachusetts limited liability company, of 110 Prides Crossing Road, Sudbury, Massachusetts,

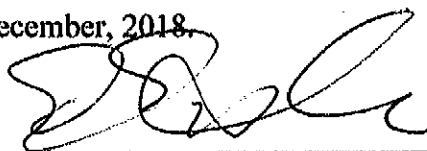
with *quitclaim covenants*,

A certain parcel of land situated in Mendon, Worcester County, Massachusetts, known as and numbered 38 Cape Road and shown as "Lot C-2" on a Plan entitled "Plan of Land Located in Mendon, Massachusetts (Worcester County)", dated April 3, 2017, prepared by Meridian Associates, recorded with the Worcester Southern District Registry of Deeds in Plan Book 926, as Plan No. 92, to which plan reference is made for a more particular description of said Lot C-2. Lot C-2 contains 2.03 +/- acres according to said plan.

Grantors hereby release any and all homestead rights in and to the within premises, whether created by declaration or operation of law, and further certify under the pains and penalties of perjury that there are no other individuals entitled homestead rights to the property being conveyed herein.

Meaning and intending to convey and hereby conveying a portion of the premises described in that deed of Olga A. Pettinelli, dated August 14, 1996 and recorded with the Worcester Southern District Registry of Deeds in Book 18257, Page 173.

Witness our hands and seals this 16<sup>th</sup> day of December, 2018.


  
Eugene E. Pettinelli

  
Susan R. Pettinelli

COMMONWEALTH OF MASSACHUSETTS

M. J. Deser, ss:

On this 16<sup>th</sup> day of January 2019, before me, the undersigned Notary Public, personally appeared Eugene E. Pettinelli and Susan R. Pettinelli, who proved to me through satisfactory evidence of identification, which was Massachusetts Drivers License, to be the persons whose names are signed on this instrument and acknowledged to me that they signed said document voluntarily for its stated purpose.

  
Notary Public: Kevin Donovan  
My commission expires: Apr 19 / 2024



ATTEST: WORC Kathryn A. Toomey, Register