

QUITCLAIM DEED

*JF*

I, ROBERT A. BAROUD, of Brandon, Florida

in consideration of: ONE HUNDRED FIFTY SIX THOUSAND AND 00/100 (\$156,000.00) DOLLARS PAID

grant to: Harry C. Fish and Kimberly M. Fish, husband and wife, as Tenants by the Entirety

of: 50 Cape Road, Mendon, Worcester County, Massachusetts

with QUITCLAIM COVENANTS,

Two parcels of land, together with the buildings thereon, in Mendon, Worcester County, Massachusetts, bounded and described as follows:

Parcel A-1

A certain tract or parcel of land with the buildings thereon situated on the easterly side of Massachusetts State Highway Route No. 140, in said Mendon, being shown as lots numbered 16 and 17 on a plan entitled "Plan of Lots in Mendon Mass. owned by Samuel H. & Rose Perron Scale 1" = 100' Nov. 21, 1947 Plan & Survey by Arthur H. Fitzgerald", and recorded with the Worcester District Registry of Deeds in Plan Book 154, Plan 11, and being more particularly bounded and described as follows:

Northerly by the southerly boundary of lot numbered 18, as shown on said plan, and said southerly boundary extended easterly 300 feet; Easterly by a line parallel with and 150 feet easterly of the easterly boundary of lots numbered 16 and 17, as shown on said plan, 200 feet; Southerly by the northerly boundary of lot numbered 15, as shown on said plan, extended easterly and said northerly boundary 300 feet; Westerly by said highway 200 feet.

Subject to and with the benefit of rights of ways, easements, restrictions, and reservations of record, if any, insofar as the same are now in force and applicable.

Excepting therefrom that portion of land being shown as Parcel A on a plan entitled "Plan of Land Located At Cape Rd., Mendon, MA. Owned By: Q.D.C., Inc., Scale: 1" = 50', Date Dec. 23, 1987, Rubin Engineering, Box 6, One Grafton Common, Grafton, MA 01519 (617) 839-9526" recorded with said Deeds in Plan Book 593, Plan 39, to which plan reference may be made for a more particular description of said Parcel A. Parcel A contains 3,400 square feet of land, more or less, according to said plan. Said parcel was conveyed by Grantor in a Deed dated February 12, 1988 recorded with said Deeds in Book 11130, Page 145.

For title of Grantor see Deed of E. Theodore Giatas and Louise E. Giatas dated June 30, 1980 and recorded with said Deeds in Book 7002, Page 87.

PROPERTY ADDRESS: 50 Cape Road, Mendon, MA 01756

HANEWICH LAW OFFICES  
6 Wilkins Drive - Suite 107  
Plainville, MA 02762

97 JUL 17 PM 2:53

The land, together with the buildings thereon, in Mendon, Worcester County, Massachusetts, being shown as Parcel "B" on a plan entitled "Plan of Land Located At Cape Rd., Mendon, MA, Owned By: Q.D.C., Inc., Scale: 1" = 50', Date Dec. 23, 1987, Rubin Engineering, Box 6, One Grafton Common, Grafton, MA 01519, (617) 839-9526," and recorded with the Worcester District Registry of Deeds in Plan Book 593, Plan 39, to which plan reference may be made for a more particular description of said Parcel.

Parcel "B" containing 3,471 square feet of land, more or less, according to said plan.

Subject to easements, restrictions, and reservations of record, if any, insofar as the same are now in force and applicable.

For title of Grantor, see Deed of QDC, Inc. dated February 12, 1988, and recorded with said Deeds in Book 11130, Page 146.

EXECUTED AS A SEALED INSTRUMENT THIS 14<sup>TH</sup> DAY OF JULY, 1997.

RECORDS RECEIVED  
WORCESTER  
07/17/97  
TAX 711.36  
CASH 711.36  
00469100 13:44  
1-11-97 TAX

B630-761-36-111-0 Fl. Dr.  
Robert A. Baroud Lic  
ROBERT A. BAROUD

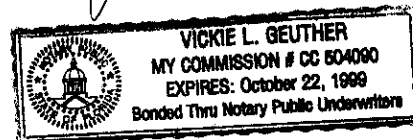
STATE OF FLORIDA

Hillsborough, ss.

7-14, 1997

Then personally appeared the above named, Robert A. Baroud, and acknowledged the foregoing instrument to be his free act and deed, before me

Vickie L. Geuther  
NOTARY PUBLIC  
MY COMMISSION EXPIRES:



HANEWICH LAW OFFICES  
6 Wilkins Drive - Suite 107  
Plainville, MA 02762

ATTEST: WORC. Anthony J. Vigliotti, Register