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Lisa E. Flynn
Ella Marie Flynn
Chris Fagone
22 Bates Street
Mendon, Massachusetts 01756

03 MAY 27 AM 11:24

QUITCLAIM DEED

I, Lisa E. Flynn
of Mendon, Worcester County, Massachusetts

in consideration of Less than One Hundred Dollars and 00/100
(Less than \$100.00)

grant to Lisa E. Flynn, Ella Marie Flynn and Chris Fagone, as
tenants in common
of 22 Bates Street, Mendon, Worcester County, Massachusetts

with quitclaim covenants

The premises known and numbered as 22 Bates Street, Mendon, being situated on the Easterly side of said Bates Street and more particularly described and bounded as follows:

Beginning at the Northwesterly corner of the granted premises at a drill hole in a stone wall in the Easterly line of said Bates Street, said point being the Southwesterly corner of land now or formerly of one Townsend; thence

- South 82° 44' East and bounding said land now or formerly of Townsend, 151.8 feet to a stake; thence
- South 15° 30' East 200 feet to a stake; thence
- North 82° 44 West 153.0 feet to an iron pin in the Easterly line of said Bates Street, said last two lines bounding on land now or formerly of one Anesta, et al, thence
- North 15° 30' West along said street line and passing through a Worcester County Highway Bound, 100.0 feet to the point of beginning.

Said premises are conveyed subject to and with the benefit of easements, reservations, restrictions and rights of way of record so far as the same are now in force and applicable.

For Grantor's Title, see Deed from Tracey A. Wright dated April 17, 2001 and recorded at said Deeds in Book 23871, Page 135.

PROPERTY ADDRESS: 22 Bates Street, Mendon, Massachusetts 01756

2

WITNESS this 21st day of May, 2003.




Lisa E. Flynn

COMMONWEALTH OF MASSACHUSETTS

Middlesex, ss

May 21, 2003

Then personally appeared the above-named **Lisa E. Flynn**, and acknowledged the foregoing instrument to be her free act and deed before me,



Notary Public
My Commission Expires:

ANDREA E. ARONE, NOTARY PUBLIC
MY COMMISSION EXPIRES: 8/13/04

(page 2 of 2)

ATTEST: WORC. Anthony J. Vigliotti, Register
