

See Plan
Book 193,
Plan 123.

We, William M. Wagner, also known as Mark Wagner and Carl F. Wagner,
both,

of Mendon, Worcester County, Massachusetts,

being ~~un~~married, for consideration paid, grant to Richard C. Rau and Virginia C. Rau,
husband and wife as tenants by the entirety,

of Mendon, Worcester County, Mass.

with quitclaim covenants

the land in Mendon bounded and described as follows:-

[Description and encumbrances, if any]

The land in said Mendon situated on the southeasterly shore of Lake Nipmuc, sometimes called Mendon Pond in said Mendon, bounded and described as follows:

BEGINNING at an iron pipe on the southeasterly shore of said pond or Lake at the most northerly corner of the granted premises at a corner of land now or formerly of Thomas F. Kelley Estate:

THENCE S. 72° 00' E. by said land now or formerly of said Thomas F. Kelley Estate 97.0 feet to an iron pipe at other land of the grantor;

THENCE S. 18° 00' W. by said other land of the grantors 75.0 feet to a stake on the northerly line of a right of way;

THENCE N. 69° 00' W. by the northerly line of said Right of Way 132.0 feet to a drill hole in a stone on the shore of said pond;

THENCE Northeasterly by and with said shore of said pond 75.0 feet to the point of beginning;

CONTAINING 8,000 square feet more or less.

Being part of the same premises conveyed to ^{said} William M. Wagner and Carl F. Wagner by deed of Chester C. Shattuck dated May 16, 1929 and recorded with Worcester District Registry of Deeds, Book 2495, Page 86.

for usual Street purposes
Together with a right of way, and travel over a right of way 15 feet wide adjoining the granted premises and running from the shore of said pond southeasterly to Millville Road, so-called.

For further reference see plan of land drawn by F. J. Brennan, Surveyor, Uxbridge, Mass., dated September, 1953, Sub-division of Land owned by Carl F. Wagner et als, situated at Lake Nipmuc, Mendon, Mass. which plan is recorded herewith, and the above described premises are designated as Lot No. 1 on said Plan.